



TOWN OF PALM BEACH

TENTATIVE AGENDA:
SUBJECT TO REVISION

REVISED

4:17 pm, Feb 22, 2021

ARCHITECTURAL COMMISSION

MEETING HELD ELECTRONICALLY

Via Zoom Webinar

Click to Participate: <https://zoom.us/j/98376634856>

WEDNESDAY, FEBRUARY 24, 2021

9:00 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**

Michael B. Small, Chairman
Robert N. Garrison, Vice Chairman
Alexander C. Ives, Member
Maisie Grace, Member
John David Corey, Member
Betsy Shiverick, Member
Jeffrey W. Smith, Member
Katherine Catlin, Alternate Member
Dan Floersheimer, Alternate Member
Edward A. Cooney, Alternate Member

III. **PLEDGE OF ALLEGIANCE**

IV. **RULES OF ORDER AND PROCEDURE**

V. **APPROVAL OF THE MINUTES FROM THE JANUARY 27, 2021 MEETING**

VI. **APPROVAL OF THE AGENDA**

VII. **PROJECT REVIEW**

A. **CONSENT AGENDA OF MINOR PROJECTS**

1. **A-002-2021 Modifications**

Address: 1338 N. Lake Way

Applicant: Sailfish Club of Florida Inc.

Professional: Keith Spina/Spina O'Rourke + Partners

Project Description: Replace fixed windows on west façade of building with Nana doors. Replace existing wood frame windows with stained wood doors and sidelight to match existing at Porch room.

2. **A-015-2021 Shutters**

Address: 209 Seminole Ave.

Applicant: Helen Barberian

Professional: Lifetime Exteriors

Project Description: Install one Colonial shutter on front and install nine accordion shutters, side and rear of home.

3. **A-017-2021 Addition**

Address: 212 Cherry Ln.

Applicant: Richard McCready

Professional: Michael Perry/MP Design & Architecture

Project Description: 225 sq. ft. one-story, one bedroom addition at the southwest corner, not visible from street.

4. **A-019-2021 Landscape/Hardscape**

Address: 288 Sandpiper Dr.

Applicant: Kelly M. Williams

Professional: John Lang/Lang Design Group

Project Description: Minor renovation to existing hardscape, landscape, and lighting. Move existing generator out of front setback, replace existing driveway brick pavers with old reclaimed brick, add retaining wall along N. Lake Way, replace ficus hedges with like size hedges, and refinish existing pool deck.

5. **A-022-2021 Modifications**

Address: 320 S. Lake Dr. (A.K.A. 500 Australian Ave.)

Applicant: Town of Palm Beach

Professional: Gordon Thomson/Baird

Project Description: ARCOM previously approved (3/27/2019) the architecture and plans for three buildings associated with the reconstruction of the Town of Palm Beach Marina (ARCOM No. B-008-2019). We are requesting a minor modification to the doors. The Town is planning to install a credentialing system for door access at the rehabilitated marina. This will allow the Town to more easily facilitate and limit access to various sections of the marina and the associated buildings. However, the initially specified CGI doors cannot accommodate the

credentialing system hardware. The Town has identified a suitable substitute, Enviralum's Env-350. Muntins can be attached to these doors to provide the same appearance as the previously approved doors for the offices. However, Enviralum does not provide a solid, two-panel door as previously proposed for the bathrooms. (Note that the previous CGI doors were going to have muntins attached to provide the two-panel appearance.) Instead, we are proposing to switch to a door with frosted glass and a dark brown tint for the bathrooms and storage rooms. All of the door and window frames will have the same manufacturer's standard anodized dark bronze color, per the previously approved design.

B. ITEMS PULLED FROM CONSENT AGENDA

C. DEMOLITIONS AND TIME EXTENSIONS
NONE

D. MAJOR PROJECTS – OLD BUSINESS

1. B-074-2019 Additions & Modifications

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S)

Address: 125 Worth Avenue

Applicant: 125 Worth Partners LLC

Professional: Jose Luis Gonzalez Perotti/Portuondo Perotti Architects

Project Description: The project consists of the façade renovation and addition to an existing four-story 1970's building. The fourth-floor structure will be removed and replaced with four new luxury residential apartments, and trellis gardens. The façade will be renovated with new architectural screens, white brick veneer and exposed concrete accents that will enhance the aesthetic of the building for its users and pedestrians alike. The addition component consists of a new one-story commercial structure with a roof top trellised courtyard and a two-story elevator tower.

ZONING INFORMATION: A request for Site Plan Review modification approval for revitalization, renovation and expansion of the 45-year-old nonconforming commercial building located at 125 Worth Avenue in the C-WA zoning district. The building will be completely renovated architecturally using design themes found in the Worth Avenue Design Guidelines. In addition, a two-story addition is being proposed on the east end of the property. To make this project financially feasible, the owners are requesting to demolish and rebuild the existing fourth story and expand its footprint to add four residential units. In addition to the Site Plan Review proposed modifications, the applicant is requesting the following Special Exceptions and Variances required to complete the project: 1. Per Section 134-1163(8)b., a special exception for a two-story and fourth-story addition. The existing building is four stories but it is being expanded. 2. Per Section 134-2182(b), a special exception for on-site shared parking, subject to a professional shared parking analysis. 3. Per Section 134-419, a variance to allow an expansion of an existing nonconforming building by increasing the height from 53 feet in lieu of the 49 feet 2 inches existing and the 25-foot maximum allowed by code. 4. Section 134-419, a variance to allow an expansion of an existing nonconforming building by increasing the overall building height to 63 feet 4 inches in lieu of the 53 feet 8 inches existing and the 35-foot maximum allowed by current code. 5. Per Section 134-419, a variance to allow an expansion of an existing nonconforming building by increasing the existing air-conditioned floor area of the fourth story to 13,212.9 square-feet from 3,448.75 square-feet existing. An open fourth story trellis of 5,433 square-feet is also

proposed in this application and included in the calculation of lot coverage, below. There is an existing exterior fourth floor covered area of approximately 3,290 square-feet in addition to the existing air-conditioned floor area on the fourth story of the building. 6. Per Section 134-1163(5), variance to allow a minimum front yard setback of 1-foot 1 inch for portions of the building in lieu of the 5 feet existing and the 5 feet minimum required on the private property. The sidewalk is required to be a minimum of 10 feet wide and this proposal is a minimum of 8 feet 2 inches in the area where the sidewalk is only 1 foot 1 inch wide on private property. 7. Per Section 134-1163(9)b., variance for lot coverage of 71% on the first floor in lieu of the 57% existing and the 35% maximum allowable. 8. Per Section 134-1163(9)b., variance for lot coverage of 66% on the second floor in lieu of the 57% existing and the 35% maximum allowed for second story. 9. Per Section 134-1163(9)b., variance for lot coverage of 54% on the fourth floor in lieu of the 20% existing and the 35% maximum allowable by code.

Project history:

December 2020 – Deferred to February 26, 2020 at request of applicant.
February 2020 – Deferred to March 25, 2020 at request of attorney & (neighbors).
March 2020 – Deferred to April 29, 2020 due to COVID-19
April 2020 – Deferred to May 27, 2020 due to COVID-19
May 2020 – Deferred to June 24, 2020 at request of attorney (neighbors request).
June 2020 – Deferred to July 29, 2020 at request of attorney (neighbors request).
July 2020 – Deferred to November 20, 2020 at request of attorney.
November 2020 – Deferred to December 18, 2020 at recommendation of staff.
December 2020 – Deferred to the February 24, 2021 meeting by Commission.

Please note: The attorney for the applicant is requesting a deferral to the March 24, 2021 meeting.

2. **B-063-2020 Modifications**

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S) - DONE
10/28

Address: 160 Royal Palm Way

Applicant: LR Palm House LLC (Maura Ziska)

Professional: Michael Sean McLendon/Cooper Carry

Project Description: The existing Palm House hotel is located at 160 Royal Palm Way. It is currently vacant and construction is partially completed. The structure is three stories with a partially enclosed basement containing parking and back-of-house functions. The proposed new work for the hotel includes completion and conversion of guest rooms for a total of 79 keys. A new pool deck will be constructed adjacent to the existing Function Room. Other exterior improvements will include re-painting, new exterior floor finishes, trellises and a covered walkway leading to the existing Function Room. Fenestration requiring replacement will be replaced with similar windows and doors.

A motion carried at the September meeting to defer the project to the October 28, 2020 meeting in accordance with the comments of the Commissioners, which included concern for the gazebo-typed dome structure in the courtyard, the structure for existing the lobby on the interior south elevation, the curtains on the

front of the structure, the crowding of elements in the courtyard, the trash location needed resolution, and improvements needed in the porte cochère element. A motion carried at the October meeting that implementation of the proposed variances will not cause negative architectural impact to the subject property. A second meeting carried to approve the project as presented with the caveat that the landscape, service gate and paint colors would return to the November 20, 2020 meeting in accordance with the comments from the Commissioners. A motion carried at the November meeting to defer the project to the December 18, 2020 meeting at the request of the attorney. A motion carried at the December meeting to approve the project as presented with the condition that the service gate is reduced from 7 feet to 6 feet in height, the doors in the banquet kitchen are changed from two doors to a single door and the colors for the doors, windows and railings will return to the Commission at the January 27, 2021 meeting. A motion carried at the January meeting to approve the project with the condition that the vehicular gate would be restudied and would return to the February 24, 2021 meeting.

Call for disclosure of ex parte communication.

3. B-069-2020 New Construction

Address: 301 Indian Rd.

Applicant: 225 Trust White Oak LLC TR (Michael Merriman)

Professional: Roger Janssen/Dailey Janssen Architects

Project Description: Construction of a new two-story residence, hardscape and landscape.

Motion carried at the January meeting to defer the project to the February 24, 2021 meeting.

Call for disclosure of ex parte communication.

4. B-073-2020 Demolition/New Construction

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO VARIANCE(S)

Address: 1015 S. Ocean Blvd.

Applicant: 1015 South Ocean Boulevard LLC (Maura Ziska)

Professional: Harold Smith/Smith and Moore Architects

Project Description: New two-story residence with pool, hardscape and landscape.

A motion carried at the December meeting to defer the project to the January 27, 2021 at staff's request.

ZONING INFORMATION: 1) Section 134-840: Special Exception with Site Plan Review to allow the construction of an 11,031 square foot two-story residence on a non-conforming lot that is 97.97 feet in depth in lieu of the 150 foot minimum required in the R-A Zoning District.

2) Section 134-843(a)(5): A request for a variance to allow the proposed residence to have a front setback of 16 feet 7.5 inches in lieu of the 35 foot minimum required in the R-A Zoning District.

3) Section 134-843(a)(9): A request for a variance to allow the proposed residence to have a rear setback of 2 feet 7 inches in lieu of the 15 foot minimum required in the R-A Zoning District.

4) Section 134-843(a)(6)b: A request for a variance to allow the proposed residence to have an Angle of Vision of 133.74 degrees in lieu of the 120 degrees maximum allowed in the R-A Zoning District. 5) Section 134-843(a)(7): A request for a variance to have a building height plane setback ranging as close to the front property line as 16.8 feet (one story element) to 29.25 feet (two-story element) in lieu of the minimum 35 foot (one story element) to 47.6 foot (two-story element) required by Code in the R-A Zoning District.

A motion carried at the January meeting to defer the project to the February 24, 2021 meeting for a restudy of the project in accordance with the comments of the Commissioners.

Please note: The professional for the project is requesting a deferral to the March 24, 2021 meeting.

5. B-076-2020 New Construction

Address: 60/70 Blossom Way

Applicant: Providencia Partners, LLC (Maura Ziska)

Professional: Daniel Kahan/Smith and Moore Architects, Inc.

Project Description: New two-story residence. New Hardscape, landscape and pool.

A motion carried at the January meeting to defer the project to the February 24, 2021 meeting at the request of staff.

Please note: Staff is recommending a deferral to the March 24, 2021 meeting due to an incomplete Replat that has not yet been approved by the Town Council

6. B-083-2020 Demolition/New Construction

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO SPECIAL EXCEPTION, SITE PLAN REVIEW AND VARIANCE(S)

Address: 310 Mediterranean Ave.

Applicant: 310 Mediterranean Rd, LLC (John Shaw, Manager)

Professional: Pat Segraves/SKA Architect + Planner

Project Description: Partial demolition and new construction of island style single family home. Additional 1,660 sq. ft. for a grand total of 9,980 sq. ft. Final landscape and hardscape included.

A motion carried at the December meeting to defer the project to the January 27, 2021 meeting to address the comments of the Commissioners, particularly relating to scale, massing and hardscape and how they related to the variances. A motion carried at the January meeting to defer the project to the February 24, 2021 meeting for a restudy of the project in accordance with the comments of the Commissioners, which related to the lack of cohesiveness for the project, the amount of hardscape on the rear of the property, the front entrance design and roof color.

ZONING INFORMATION: Sections 134, 229, 134-329, and 134-843(b): Special Exception and Site Plan Review to allow the renovation of a two-story, single family house, including raising the

existing house to 7.0 NAVD and demolishing more than 50% of the house by cubic square footage, on a non-conforming lot, comprised of a portion of platted lots, which is 113.5 feet in depth in lieu of the 150-foot depth required in the R-A Zoning District. In connection with the renovation, the following variances are being requested: 1. Section 134-843(a)(5): Request for redevelopment of a single-family home with a front yard setback of 26.0 feet in lieu of the 35-foot minimum required in R-A Zoning District. 2. Section 134-1757: Request for installation of a swimming pool with a rear setback of 4.0 feet in lieu of the 10-foot minimum requirement. 3. Section 134-843(a)(7): Request for redevelopment of the house with a building height plane setback ranging from 26.0 to 32.35 feet in lieu of the range of 30.5 to 43.0 feet minimum required in R-A Zoning District.

Call for disclosure of ex parte communication.

7. B-004-2021 New Construction

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO SITE PLAN REVIEW

Address: 1464 N. Ocean Blvd.

Applicant: MJ and Evan Castelo

Professional: Patrick Segraves/SKA Architect + Planner

Project Description: New construction of 4,140 sq. ft. two-story, single family, Monterey style home. Final landscape and hardscape to be included.

ZONING INFORMATION: Section 134-893: Site Plan Review to allow the construction of a 4,140 square foot two-story, single family residence on a non-conforming platted lot which is 9,770 in area in lieu of the 10,000 square foot minimum required in the R-B Zoning District and 90 feet in width in lieu of the 100 foot minimum width required In the R-B Zoning District.

A motion carried at the January meeting to defer the project to the February 24, 2021 meeting to restudy the two curb cuts, the front fenestration, the colors of the home and to confirm the landscaping plan.

Call for disclosure of ex parte communication.

E. MAJOR PROJECTS – NEW BUSINESS

1. B-003-2021 Additions/Modifications

Address: 111 El Brillo Way

Applicant: 111 El Brillo, LLC (Andrew Unanue, Manager)

Professional: Harold Smith/Smith and Moore Architects, Inc.

Project Description: Additions and alterations to an existing two story residence and guest house. Replacement of existing pool, hardscape and landscape.

Call for disclosure of ex parte communication.

2. B-008-2021 Gates

Address: 114 Seaspray Avenue

Applicant: Jane and Basil Vasiliou

Professional: Mario Nievera/Nievera Williams Design

Project Description: New driveway gate and pedestrian gates.

Call for disclosure of ex parte communication.

3. B-009-2021 Modifications

Address: 210 Fairview Rd.

Applicant: Aaron Ford

Professional: Keith Williams/Nievera Williams Design

Project Description: Driveway layout and material change; addition of front site wall and general landscape layout changes

Call for disclosure of ex parte communication.

4. B-010-2021 Modifications

Address: 1021 N. Ocean Blvd.

Applicant: 21 Palms LLC (Robert C. Sorgini, Manager)

Professional: Mario Nievera/Nievera Williams Design

Project Description: New entrance drive and relocated gate; proposed spa at rear terrace. Proposed landscaping and plant materials.

Call for disclosure of ex parte communication.

5. B-011-2021 Demolition/New Construction

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO VARIANCE(S)

Address: 218 Everglade Ave.

Applicant: Mr. & Mrs. Justin Besikof

Professional: Patrick Segraves/SKA Architect + Planner

Project Description: Demolition of existing two story home. New 3,700 sq. ft. two-story Mediterranean proposed. Final landscape and hardscape included.

ZONING INFORMATION: Section 134-948(1) & (2): A request for a variance to construct a new 3,700 square foot, two story residence on a lot with a width of 50 feet in lieu of the 75 foot minimum required and a lot area of 5,902 sq. ft. in lieu of the 10,000 sq. ft. minimum required. Section 134-948(6): Request for a variance to have an 8 foot east side yard setback in lieu of the 10 foot minimum required. Section 134-1757: Request for a variance to construct a swimming pool (11' by 27') along the south of the property that would have a 7.5 foot rear yard setback in lieu of the 10 foot minimum setback required. Section 134-948(9): Request for a variance for lot coverage to be 34.92% in lieu of the 30% maximum allowed.

Call for disclosure of ex parte communication.

6. B-012-2021 New Construction

Address: 86 Middle Road

Applicant: Middle Road Holdings Trust (Guy Rabideau, Trustee)

Professional: Harold Smith/Smith and Moore Architects, Inc.

Project Description: New two-story residence with exercise pavilion, pool cabana and pool. Final hardscape and landscape.

Call for disclosure of ex parte communication.

7. B-013-2021 Demolition/New Construction

Address: 216 Tradewind Dr.

Applicant: DGLPB, LLC (Richard True, Managing Member)

Professional: Kevin Asbacher/Asbacher Architecture

Project Description: Demolish an existing two-story residence and construct a new two-story Island Colonial residence and swimming pool with final landscape and hardscape.

Call for disclosure of ex parte communication.

F. MINOR PROJECTS – OLD BUSINESS

1. A-040-2020 Awnings

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO SITE PLAN REVIEW AND VARIANCE(S)

Address: 130 Sunrise Ave., PH 1

Applicant: Elaine Hirsch

Professional: Jeffrey Brasseur/Brasseur & Drobot Architects

Project Description: Add a 30' x 12'-2" fixed awning to 7th floor, penthouse 1, Northwest side of 130 Sunrise Ave.

A motion carried at the October meeting to defer the project to the November 20, 2020 meeting at the request of the attorney. A motion carried at the November meeting to defer the project to the December 18, 2020 meeting at the request of the attorney. A motion carried at the December meeting to defer the project to the January 27, 2021 meeting due to presentation materials not submitted.

ZONING INFORMATION: A site plan modification with variances to allow a 365 square foot fixed awning over the terrace on the seventh floor of a seven story condominium building. The following variances are being requested: 1. Section 134-948(8): To allow the awning at a height of 61.5 feet in lieu of the 23 1/2 foot maximum height allowed in the R-C Zoning District. Section 134-948(8): To allow the awning at an overall height of 63.66 feet in lieu of the 26 1/2 foot maximum height allowed in the R-C Zoning District. Section 134-948(8): To allow the awning on the existing seventh floor penthouse of a seven story building in lieu of the two story building maximum allowed in the R-C Zoning District. Section 134-948(6): To allow a west side yard setback of 50.1 feet in lieu of the 61.5 foot minimum allowed. Section 134-948(7): To allow a rear street yard setback of 106.5 feet in lieu of the 123.16 foot minimum allowed.

Please note: The attorney for the applicant is requesting a withdrawal of the project.

2. A-048-2020 Modifications

Address: 230 Atlantic Ave.

Applicant: Linda Saligman

Professional: Stephen A. Yeckes

Project Description: Interior and exterior remodel as deferred in the November ARCOM meeting. To present new front elevation, new waterfall and new front retaining wall.

Motion carried at the November meeting to defer the project to the December 18, 2020 meeting for a restudy in accordance with the comments from the Commissioners, which many questioned the proposed changes to the front façade. A motion carried at the December meeting to defer the project to the January 27, 2021 meeting to address the comments of the Commissioners, particularly relating to the recommendations on the landscape plan, lanterns, garage doors and front entrance design. A motion carried at the January meeting to defer the project to the February meeting at the request of the professional.

Please note: Staff is recommending a one month deferral to the March 24, 2021 meeting due to lack of presentation submittal by applicant.

3. A-003-2021 Awning

ARCOM TO MAKE RECOMMENDATIONS RELATIVE TO VARIANCE(S)

Address: 113 Atlantic Ave.

Applicant: Alexandra Murphy

Professional: Jeffrey Brasseur/Brasseur & Drobot Architects, PA

Project Description: Add a fixed awning to the west second story deck and the east second story deck between the garage and main residence.

A motion carried at the January meeting to defer the project to the February 24, 2021 meeting due to the method in which the awning was attached as well as the look of the awning.

ZONING INFORMATION: Section 134-893(b)(13): Request for a variance to allow the construction of a 210 square foot awning on the east side of the existing residence and a 644 square foot awning on the west side of the existing residence which will result in a cubic content ratio of 4.499 cubic feet in lieu of 3.998 existing and the 4.148 maximum allowed.

Please note: Staff is recommending a one month deferral to the March 24, 2021 meeting due to lack of presentation submittal by applicant.

4. A-005-2021 Modifications

Address: 221, 223, 225, 227, 229 Royal Poinciana Blvd and 216 Sunset Ave.

Applicant: T3 Family Investments LLC (Cody Crowell, Manager)

Professional: Roger Janssen/Dailey Janssen Architects

Project Description: Proposed modifications to landscape and hardscape design along with adjustments to various building elevations.

A motion carried at the January meeting to defer the project to the February 24, 2021 meeting at staff's request.

Call for disclosure of ex parte communication.

G. MINOR PROJECTS – NEW BUSINESS

1. A-008-2021 Modifications

Address: 202 Onondaga Ave.

Applicant: Mark and Nina Magowan
Professional: Richard F. Sammons/Fairfax & Sammons
Project Description: Construction of new site walls with pedestrian gates.
Installation of new 48K generator. Landscape and hardscape modifications and improvements.

Call for disclosure of ex parte communication.

2. A-009-2021 Modifications

Address: 905 N. Ocean Blvd.
Applicant: Lillian and Patrick Carney
Professional: Keith Williams/Nievera Williams Design
Project Description: General landscape layout revisions and additional plant material.

Call for disclosure of ex parte communication.

3. A-010-2021 Gate

Address: 1055 N. Ocean Blvd.
Applicant: 3200 Washington LLC (William Rickman, Jr.)
Professional: Patrick Segraves/SKA Architect + Planner
Project Description: Proposed gate for deeded beach access in property easement on north side of property.

Call for disclosure of ex parte communication.

4. A-014-2021 Modifications

Address: 208 Sandpiper Dr.
Applicant: PB Sandpiper Drive Trust (Andrew Cooper)
Professional: Mario Nievera/Nievera Williams Design
Project Description: Proposed new motor court with associated landscape and hardscape.

Call for disclosure of ex parte communication.

5. A-016-2021 Landscape/Hardscape

Address: 3140 S. Ocean Blvd.
Applicant: Carlton Place Condominium (Dr. Charles Saunders, Board President)
Professional: Don Skowron
Project Description: Remodel existing pool, hardscape, landscape and landscape lighting with associated changes. Project improvements are screened from public right-of-way.

Please note: Staff recommends deferral of this project to allow the applicant to provide notice to the surrounding properties.

6. A-020-2021 Modifications

Address: 150 Worth Ave.

Applicant: Wilson 150 Worth LLC (Yvonne Jones)

Professional: Michael Dumala

Project Description: Add 14 new impact windows on south side of building at second floor level.

Please note: Staff recommends deferral of this project to allow the applicant to provide notice to the surrounding properties.

VIII. **OTHER**

1. ARCOM Project Designation Manual and Guide
2. Landscape Buffer Removals

IX. **UNSCHEDULED ITEMS (3 MINUTE LIMIT PLEASE)**

1. Public
2. Staff
3. Commission

X. **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: 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.