

TOWN OF PALM BEACH

Planning, Zoning & Building Department

MINUTES

LANDMARKS PRESERVATION COMMISSION

WEDNESDAY, AUGUST 15, 2007 AT 9:00 A.M.

AT THE TOWN COUNCIL CHAMBERS, 360 SOUTH COUNTY ROAD, PALM BEACH

I **CALL TO ORDER:** Chairman Pandula called the meeting to order at 9:06 a.m.

II **ROLL CALL:**

PRESENT: Eugene Pandula, Chairman
Robert Eigelberger, Member
Hazel Rubin, Member
Charles S. Roberts, Member
Wallace Rogers, Alternate Member (Voting Member today)
John C. Randolph, Town Attorney
Veronica B. Close, Director of Planning Zoning & Building
Timothy M. Frank, Planning Administrator
Jane S. Day, Staff Preservation Consultant
Cynthia M. Delp, Recording Secretary

ABSENT: William Lee Hanley, Vice Chairman (Unexcused)
Patrick Segraves, Secretary (Unexcused)
Eileen Bresnan, Member (Unexcused)
D. Imogene Willis, Alternate Member (Excused)
Dudley L. Moore, Jr., Alternate Member (Pending classification)

III **APPROVAL OF THE MINUTES OF THE JULY 18, 2007 MEETING:**
MOTION BY MR. EIGELBERGER FOR APPROVAL OF THE MINUTES.
MOTION SECONDED BY MR. ROBERTS.
MOTION CARRIED UNANIMOUSLY.

IV **ADMINISTRATION OF THE OATH TO PERSONS WHO WISH TO TESTIFY:**
By Mrs. Delp

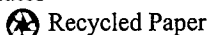
V **APPROVAL OF THE AGENDA:**
MOTION BY MR. EIGELBERGER FOR APPROVAL OF THE AGENDA.
MOTION SECONDED BY MR. ROGERS.
MOTION CARRIED UNANIMOUSLY.

VI **COMMENTS FROM THE PUBLIC:**
None

Post Office Box 2029 • 360 South County Road • Palm Beach, Florida 33480

Telephone: (561) 838-5430 • Facsimile (561) 835-4621

Landmarks Preservation Commission • 8/15/07 Minutes • E-Mail: plz@townofpalmbeach.com • Website: www.townofpalmbeach.com



VII **PUBLIC HEARINGS:**

A. **Application for Certificate of Appropriateness #10-2007 (deferred from April, May & June & July)**

Owner/Applicant: Royal Poinciana Chapel

Address: 58 and 60 Cocoanut Row

Architect: SKA Architect & Planner, Ms. Jacqueline Albarran

Project Description: Request approval for restoration, addition to historic structure, and landscape/hardscape which is further described as: A two-story addition to the Seagull Cottage to match existing in detailing and style. Addition of new turret reminiscent of the original removed turret. The Cottage also needs to be raised by one foot to correct drainage problems. A one story covered walkway connecting the Cottage to the Chapel is also proposed. The existing wood siding will be replaced by "Hardi" planks simulating the existing. The wood shingle roof will be replaced with high profile asphalt shingles to match existing. Existing wood windows and doors will be replaced with custom made hurricane impact wood windows and doors to match existing. An addition to the existing columbarium located near the South property line. The addition will match the existing columbarium architecture. The applicant is also seeking approval of a new garden area West of the Chapel and South of the Cottage. Other associated changes as presented.

Please note that at the April meeting there was a motion to defer the project for 30 days to allow time to work with the Chapel; to visit the site; and to allow time for the applicant to do a mock up of the project with the shingles clearly shown. See Page 2 for further actions.

At the May meeting, there was a motion to approve CoA#10-2007 with the Hardi-board and the shingles as submitted, given the new policy of the LPC with regard to use of non-original materials; and that the applicant is to return with paint color, windows, and a roof sample at the next meeting; and that the building will be raised one foot prior to commencement of reconstruction; and, that the Seagull Cottage will be landmarked in perpetuity. It is noted that the motion does not include approval of the windows at this time. It is further noted that the roof material approved is wood shingles, as presented, rather than the asphalt shingles originally requested. It was also noted that the columbarium was not included in the approval. At the June meeting, the matter was deferred to the July meeting at the architect's request.

At the July meeting, there was a motion for approval of either solid mahogany windows or mahogany windows with metal cladding; a motion to defer the exterior color choice to the August meeting; a motion to approve the roof material as presented (thick wood shingles made of non-poisonous, pressure treated cedar) to be used on the entire cottage building; and, a motion to defer the landscape and columbarium.

CALL FOR DISCLOSURE OF EX PARTE COMMUNICATION:

Mr. Eigelberger spoke with Mrs. Albarran regarding the color.

Mrs. Rubin spoke with Mrs. Albarran regarding the color.

Mr. Roberts spoke with Mrs. Albarran regarding the color, and also spoke with Pastor Norris.

Mr. Rogers visited the site.

Mr. Pandula spoke to Mrs. Albarran regarding the color.

Mrs. Albarran presented a sample of the new color selection for the Cottage, Brewster Grey HC-162. This color has been approved by the congregation, and Mrs. Albarran hoped that it would be approved by the LPC.

**MOTION BY MR. ROBERTS TO APPROVE THE BREWSTER GREY COLOR.
MOTION SECONDED BY MR. EIGELBERGER.
MOTION CARRIED UNANIMOUSLY.**

Mr. Jorge Sanchez, Landscape Architect, and his assistant, Brian, addressed the landscape and the columbarium. He noted that the Chapel and its grounds are not landmarked. In fact, the plans, when finalized, will be reviewed by ARCOM, per Mr. Sanchez, in approximately three months time. Mr. Frank noted that when this application for Certificate of Appropriateness was initially reviewed, a landscape presentation had been given to the LPC as it relates to Seagull Cottage. The matter will be referred to ARCOM, along with the design of the columbarium. Mr. Sanchez gave a very brief overview of the plans to date. Ms. Close asked the LPC to consider today's presentation as informational only, recommending that ARCOM review the project.

IT SHOULD BE NOTED THAT IT WAS UNDERSTOOD BY ALL, ABSENT A MOTION, THAT THE LANDSCAPING AND COLUMBARIUM WERE REMOVED FROM THE REQUEST AND THE LPC'S AGENDA.

Mr. Sanchez was told that he should advise staff if, and when, he would like to return to the LPC with any updates.

B. Application for Certificate of Appropriateness #20-2007 (deferred from July) Restoration

Owner/Applicant: RD of Palm Beach Inc.

Leslie Robert Evans, Esq.

Address: 204 Brazilian Avenue

Architect: David Miller and Associates, P.A.

Project Description: Request approval for restoration, sign, awning, windows, doors, lighting, and exterior color change, which is further described as full renovation of the exterior including new clay barrel tile roof, exterior stucco repair and repainting, replacement of existing windows, doors and storefront, new awnings, new signage, new exterior lighting, and other associated changes as presented

CALL FOR DISCLOSURE OF EX PARTE COMMUNICATION: None declared

At the July meeting, there was a motion to approve the project with the exception and deferral of the following: the lighting, the French doors (sample to be brought to LPC-aluminum with divided lites), awning design, and color sample of outlookers.

Mr. Frank reported that he had spoken with David Miller, Architect. Apparently, the client remains undecided on several issues related to the design. Additionally, the Preservation Foundation holds a facade easement on the property. Mr. Miller requested a deferral on behalf of his client.

MOTION BY MR. ROBERTS TO DEFER THIS PROJECT TO THE SEPTEMBER MEETING.

**MOTION SECONDED BY MR. EIGELBERGER.
MOTION CARRIED UNANIMOUSLY.**

- C. Application for Certificate of Appropriateness #15-2007 (deferred from June) and Application for Certificate of Appropriateness #22-2007,
New Accessory Structure, landscape/hardscape
Owner/Applicant: Queens Lane, LLC, Ed Henkin
Address: 270 Queens Lane
Architect: Ames Bennett & Associates, P.A.
Project Description: Request approval for new accessory structure, and landscape/hardscape which is further described as: New one story cabana/garage, new pool, hardscape and landscape, and other associated changes as presented

CALL FOR DISCLOSURE OF EX PARTE COMMUNICATION: None declared

History:

1. Project originally approved as **CoA#7-2007** (March LPC meeting)
2. While plans in review for construction permit, it was noted that the plans approved at the March meeting required a variance. No application for variance had been made.
3. Revised project submitted as **CoA#15-2007** (May LPC meeting). The project was revised to avoid the need for a variance, but the LPC stated their preference for the original design. As such, the revised project was deferred for one month, "together with the recommendation to the Town Council that the variance be approved for Design #1, as originally approved by the LPC."
4. Revised project **CoA#15-2007** was deferred again (June LPC meeting), this time to the August meeting.
5. **CoA#22-2007** submitted (for the August LPC meeting) in keeping with the originally approved design, in combination with a Town Council request for variance.
6. The variance will be reviewed at the Town Council's August 14, 2007 meeting.
7. The project will be reviewed (either **CoA#15-2007** and/or **CoA#22-2007**) at the August LPC meeting.

Please note that a motion is required for both Certificates of Appropriateness.

Michael Perry returned to the LPC. He reported that the Town Council granted the variance request for the project. As this project had been presented and reviewed several times at LPC meetings, the following motions were made:

MOTION BY MR. EIGELBERGER FOR APPROVAL OF COA#22-2007 AS PRESENTED.

MOTION SECONDED BY MR. ROBERTS.

MOTION CARRIED UNANIMOUSLY.

MOTION BY MR. EIGELBERGER TO WITHDRAW COA #15-2007.

MOTION SECONDED BY MR. ROBERTS.

MOTION CARRIED UNANIMOUSLY.

- D. Application for Certificate of Appropriateness #23-2007,
New pool, landscape and hardscape
Owner/Applicant: Marion and Penelope Antonini
Address: 4 Golf Road
Architect: Mario Nievera Design
Project Description: Request approval for new pool with landscape and hardscape to replace existing pool, landscape and hardscape, and other associated changes as presented

CALL FOR DISCLOSURE OF EX PARTE COMMUNICATION: None declared

Mr. Frank reported that the owner has withdrawn this application.

MOTION BY MR. EIGELBERGER TO WITHDRAW THIS PROJECT.
MOTION SECONDED BY MR. ROBERTS.
MOTION CARRIED UNANIMOUSLY.

- E. Application for Certificate of Appropriateness #24-2007,
Covered work space
Owner/Applicant: The Society of the Four Arts
Address: Four Arts Plaza and 2 Four Arts
Architect: Morgan Wheelock Inc.
Project Description: Request approval for new accessory structure which is further described as: The project consists of a proposed approximately 800 square feet covered work space northeast of the existing King library. This is a modification to a previously approved Landmarks application. The change is the addition of an anodized aluminum standing seam roof with operable skylights. The previously approved application was for an open roofed slat house.

As no person was present on behalf of this project when the item was called, the following motion was made:

MOTION BY MR. EIGELBERGER TO DEFER TO THE END OF THE AGENDA.
MOTION SECONDED BY MR. ROBERTS.
MOTION CARRIED UNANIMOUSLY.

- F. Application for Certificate of Appropriateness #25-2007,
Wireless Antenna Installation
Owner/Applicant: The Breakers Palm Beach, Inc.
Address: 1 South County Road
Architect: Kimley-Horn and Associates, Inc.
AT&T Mobility, Inc.
Project Description: Request approval for wireless antenna installation which is further described as: AT&T Mobility proposes to install six (6) wireless antennas as depicted in the drawings prepared by Kimley Horn and Associates Consulting Engineers. The antennas are proposed to be installed right below the proposed Verizon Wireless antennas on the north, east and south elevations of the building. The only visible part of the antenna installation will be the antennas themselves and they will be painted to match the existing color of the building to minimize the visual impact to the surrounding area. All associated cabling will be inside the building or behind the antennas and not visible. The ancillary equipment will be installed on the "attic" or top storage area of the hotel above the guest rooms and

not visible to the general public.

CALL FOR DISCLOSURE OF EX PARTE COMMUNICATION: None declared

Mr. Jim Snay of Goodwin Networks for AT&T presented this request. He explained that the project is for a total of six (6) antennas, four on the North and two on the South. The antennas (54" tall x 10" wide) will be located directly below the Verizon equipment (which was reviewed at last month's meeting.) Mr. Snay noted that they have not yet received their SHPO approval letter.

Staff recommended that any motion for approval be contingent upon the applicant having SHPO approval in place.

MOTION BY MR. EIGELBERGER FOR APPROVAL WITH THE PROVISIO THAT THE PROJECT HAS SHPO APPROVAL.

MOTION SECONDED BY MR. ROBERTS.

Mrs. Day stated that the State required Verizon to photograph the installation site prior to and after installation. A copy of those photos are to be submitted to the State and to the Town. This applicant should do this as well. Mr. Eigelberger stated that if the equipment becomes obsolete, it should be removed as soon as possible.

MR. EIGELBERGER AMENDED HIS MOTION TO ADD THE REQUIREMENT FOR THE PHOTOS, AS STATED ABOVE, AND FOR REMOVAL OF THE EQUIPMENT SHOULD IT BECOME OBSOLETE.

**MOTION SECONDED BY MR. ROBERTS.
MOTION CARRIED UNANIMOUSLY.**

VIII OTHER BUSINESS:

A. Staff report relative to 455 North County Road

Mr. Frank reported that this property suffered a severe lightning strike, which led to a terrible fire which virtually gutted the second floor. The first floor suffered severe water damage. At this time, the owner is deciding how to proceed, and is dealing with his insurance company relative to a settlement. Staff has presented a tax abatement project option to the owner, should he decide to rebuild.

Mr. Pandula referenced a letter from the Preservation Foundation asking the LPC to take whatever measures are necessary to expedite the project. Mr. John Ripley of the Preservation Foundation hoped that the owner would opt to restore the house rather than tear it down. He had contacted some appraisers to gather information about possible tax savings for the owner.

VII PUBLIC HEARINGS: (Continued)

As Mr. Skowron had arrived, the Chairman recalled Item E.

E. Application for Certificate of Appropriateness #24-2007.

Covered work space

Owner/Applicant: The Society of the Four Arts

Address: Four Arts Plaza and 2 Four Arts

Architect: Morgan Wheelock Inc.

Project Description: Request approval for new accessory structure which is further described as: The project consists of a proposed approximately 800 square feet covered work space northeast of the existing King library. This is a modification to a previously approved Landmarks application. The change is the addition of an anodized aluminum standing seam roof with operable skylights. The previously approved application was for an open roofed slat house.

CALL FOR DISCLOSURE OF EX PARTE COMMUNICATIONS:

Mr. Roberts stated that he had spoken with the architect, the lawyer, and the 4 Arts

Mr. Don Skowron referred to this as the Garden Club's work area where select Garden Club members will rotate plants, cultivate plants, store equipment, and have meetings. The work area started as a slat house, but during the process, interior program needs such as counter space, sinks, electrical, fans, etc. became evident. As such, the structure needed to be at least partially enclosed with a solid roof structure together with skylights. This would allow work to continue, even in inclement weather. The proposed structure abuts the parking lot. Mr. Skowron reviewed the various elevations of the structure. The structure will be landscaped with predominantly Green Island Ficus and Bougainvillea to grow up the wall, panels and railings. The structure's roof is an aluminum product in a medium bronze color, and the skylights are non-operable, (as opposed to the project description above). It was noted that the other buildings in the garden have a copper roof.

Mr. Eigelberger thought it was a good plans for a needed work area for that garden. He suggested, however, that if the gate design is open, a mesh backing should be placed upon it to obscure views to what may be a messy work area.

MOTION BY MR. ROBERTS TO APPROVE THE PROJECT WITH THE PROVISIO THAT THE GATE IS OPAQUE, SO THAT ONE CANNOT SEE INTO THE AREA.

MOTION SECONDED BY MR. EIGELBERGER.

Mr. Pandula asked Mr. Skowron to be sure that the skylights are lined up perfectly on the roof since all other joint patterns on the property are so perfectly aligned.

MOTION CARRIED UNANIMOUSLY.

IX COMMENTS OF THE LANDMARKS PRESERVATION COMMISSION AND PLANNING ZONING AND BUILDING DEPARTMENT DIRECTOR:

Ms. Close had drafted a memorandum to the LPC relative to absences and short agenda issues at regular meetings in response to the concerns expressed at previous meetings. The memo offered various options: maintaining the current system; recommending that Town Council approve a third unexcused absence per year; recommending that Town Council considers allowing an excused absence for attendance at certified preservation related conferences or meetings; and, eliminating one summer LPC meeting.

Mr. Roberts commented that the existing system works great; that meetings should be held every

month; and, that it is an honor to serve the community and the professionals. Mr. Eigelberger, Ms. Rubin, and Mr. Pandula agreed that the current system works. No changes were recommended.

Ms. Close advised that if, in any given month, there is no business, staff will cancel the meeting. Mr. Pandula added, though, that if a resident or an architect needs to be heard at a meeting, the meeting should be held. Non-critical, in-house matters can be postponed at will.

Mrs. Day notified the members that she will be presenting an educational session in an upcoming LPC meeting. She will provide an overview of the architecture and history of the Town, review the Historic Sites Survey, the tax abatement program, building materials, and the future of historic preservation in the country. Members of ARCOM and the Planning and Zoning Commission will be invited. This will be an open forum with questions and answers and visual presentations. Mrs. Day noted that the Town of Palm Beach is the only landmark program in the State of Florida which has won a Florida Trust Award for historic preservation.

Mr. Rogers requested, since he will miss the September and October meetings, that Mrs. Day's presentation be delayed to November. Some members thought it might be beneficial to videotape the presentation, but no member objected to having it in November. Mr. John Ripley of the Preservation Foundation remarked that he may ask Mrs. Day to make her presentation to the Preservation Foundation as well. Mrs. Day stated that she will be happy to give the presentation in November if that is the will of the LPC. She noted that more residents would be able to attend in November. Ms. Close remarked that it should be scheduled for a time certain in the afternoon on the date of the November LPC meeting..

It was noted that the meeting date for the November LPC meeting has been changed, due to the Thanksgiving holiday, to Wednesday, November 28, 2007, one week later than it would normally occur.

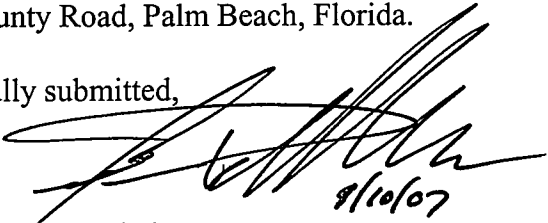
Mr. Roberts inquired about how properties become designated when an owner has expressed an interest in his property being landmarked. Mrs. Day responded that regardless of whether a homeowner contacts an LPC member about wanting to designate his property or an LPC member feels that a property should be evaluated for designation, that LPC member normally contacts Mrs. Day. She then performs a cursory initial research of the property along with a drive by the property. If that research reveals that the property might qualify for landmarking, the LPC member can make a motion to place the property "under consideration" for landmark designation, and direct staff to do a Designation Report. After that, a public hearing is held and recommendations are made to the Town Council. Mrs. Day noted that owner consent is not a requirement for designation, but the designation must be defensible.

X **ADJOURNMENT:**

MOTION BY MR. EIGELBERGER TO ADJOURN AT 10:00 A.M.
MOTION SECONDED BY MR. ROBERTS.
MOTION CARRIED UNANIMOUSLY.

The next meeting of the Landmarks Preservation Commission will be held on **Wednesday, September 19, 2007** at 9:00 a.m. in the Town Council Chambers, 2nd floor, Town Hall, 360 South County Road, Palm Beach, Florida.

Respectfully submitted,


Eugene Pandula, Chairman
LANDMARKS PRESERVATION COMMISSION

cmd

**TOWN OF PALM BEACH
LANDMARKS PRESERVATION COMMISSION**

ATTENDANCE RECORD 2007

MEMBERS	1/07	2/07	3/07	4/07	5/07	6/07	7/07	8/07	9/07	10/07	11/07	12/07
Eugene Pandula	<u>P</u>	<u>P</u>	<u>E</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>U</u>	<u>P</u>				
Judy Hoffman	<u>P</u>	<u>P</u>	(no longer a member)									
Patrick Segraves	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>U</u>				
Wendy Victor	<u>P</u>	<u>P</u>	(no longer a member)									
William Lee Hanley Jr.	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>U</u>				
Robert Eigelberger	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>E</u>	<u>P</u>	<u>P</u>				
Eileen Bresnan	<u>U</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>U</u>				
Hazel Rubin			<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>				
Charles S. Roberts			<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>				

ALTERNATE MEMBERS	1/07	2/07	3/07	4/07	5/07	6/07	7/07	8/07	9/07	10/07	11/07	12/07
Gail L. Coniglio	<u>P</u>	(Elected to the Town Council)										
Hazel Rubin	<u>P</u>	<u>P</u>	(Promoted to regular member)									
D. Imogene Willis	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>U</u>	<u>E</u>				
Dudley L. Moore			<u>P</u>	<u>U</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>A</u>				
Wallace Rogers			<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>				

LEGEND: P=Present, E=Excused, U=Unexcused, A=Absence Pending Classification as "excused" or "unexcused"



**TOWN OF PALM BEACH
LANDMARKS PRESERVATION COMMISSION**

RECORD OF VOTING CONFLICTS 2007

MEMBERS	1/07	2/07	3/07	4/07	5/07	6/07	7/07	8/07	9/07	10/07	11/07	12/07
---------	------	------	------	------	------	------	------	------	------	-------	-------	-------

Eugene Pandula	___	___	___	___	___	___	___	___	___	___	___	___
----------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Judy Hoffman	___	___	(No longer a member)									
--------------	-----	-----	----------------------	--	--	--	--	--	--	--	--	--

Patrick Segraves	___	<u>V</u>	<u>VPD1</u>	<u>VPD1</u>	___	___	___	___	___	___	___	___
------------------	-----	----------	-------------	-------------	-----	-----	-----	-----	-----	-----	-----	-----

Wendy Victor	___	___	(No longer a member)									
--------------	-----	-----	----------------------	--	--	--	--	--	--	--	--	--

William Lee Hanley Jr.	___	___	___	___	___	___	___	___	___	___	___	___
------------------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Robert Eigelberger	___	___	___	___	___	___	___	___	___	___	___	___
--------------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Eileen Bresnan	___	___	___	___	___	___	___	___	___	___	___	___
----------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Hazel Rubin	___	___	___	___	___	___	___	___	___	___	___	___
-------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Charles S. Roberts	___	___	___	___	___	___	___	___	___	___	___	___
--------------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

<u>ALTERNATE MEMBERS</u>	<u>1/07</u>	<u>2/07</u>	<u>3/07</u>	<u>4/07</u>	<u>5/07</u>	<u>6/07</u>	<u>7/07</u>	<u>8/07</u>	<u>9/07</u>	<u>10/07</u>	<u>11/07</u>	<u>12/07</u>
--------------------------	-------------	-------------	-------------	-------------	-------------	-------------	-------------	-------------	-------------	--------------	--------------	--------------

Gail L. Coniglio	___	(Elected to the Town Council)										
------------------	-----	-------------------------------	--	--	--	--	--	--	--	--	--	--

Hazel Rubin	___	___	(Promoted to regular member)									
-------------	-----	-----	------------------------------	--	--	--	--	--	--	--	--	--

D. Imogene Willis	___	___	___	___	___	___	___	___	___	___	___	___
-------------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Dudley L. Moore	___	___	___	___	___	___	___	___	___	___	___	___
-----------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

Wallace Rogers	___	___	___	___	___	___	___	___	___	___	___	___
----------------	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----	-----

LEGEND:

V	=	One Voting Conflict during a meeting
V2	=	Two Voting Conflicts during a meeting
V3	=	Three Voting Conflicts during a meeting

VPD	=	Voting Conflict Previously Declared (This category to be used when a conflict has Been declared at a previous meeting, and the Changes being reviewed are part of an ongoing project. ONLY COUNT ORIGINALDECLARED CONFLICT PER JCR, TOWN ATTORNEY)
------------	----------	--