



TOWN OF PALM BEACH

**TENTATIVE AGENDA:
SUBJECT TO REVISION**

**LANDMARKS PRESERVATION COMMISSION
TOWN COUNCIL CHAMBERS
SECOND FLOOR, TOWN HALL
360 SOUTH COUNTY ROAD, PALM BEACH**

**July 18, 2018
09:30 A.M.**

The progress of this meeting may be monitored by visiting townofpalmbeach.com and clicking 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**
Edward Austin Cooney, Chairman
Richard Rene Silvin, Vice Chairman
Jacqueline Albarran, Member
Page Lee Hufty, Member
Patrick Segraves, Member
John T. Gannon, Member
Jacqueline Weld Drake, Alternate Member
Kim Coleman, Alternate Member
Sue Patterson, Alternate Member
- III. PLEDGE OF ALLEGIANCE**
- IV. APPROVAL OF THE MINUTES OF THE JUNE 20, 2018 MEETING**
- V. APPROVAL OF THE AGENDA**
- VI. ADMINISTRATION OF THE OATH TO PERSONS WHO WISH TO TESTIFY**
- VII. COMMENTS FROM THE PUBLIC AND COMMISSION MEMBERS: (Please limit comments to 3 minutes):**

VIII. PUBLIC HEARINGS

1. Application for Certificate of Appropriateness #026-2018

*LPC TO MAKE RECOMMENDATION RELATIVE TO SITE PLAN
REVIEW WITH VARIANCE(S)* - Done 6/20/18

Address: 19 Golfview Rd.

Owner/Applicant: Francesco Galesi

Professional: M. Mark Marsh/Bridges, Marsh & Associates

Project Description: Single story addition to existing residence and relocation of existing garage door with associated hardscape/landscape.

Motions carried at the June meeting that implementation of the proposed variance and site plan review will not cause negative architectural impact to the subject landmarked property.

Call for disclosure of ex parte communication.

2. Application for Certificate of Appropriateness #028-2018

*LPC TO MAKE RECOMMENDATION RELATIVE TO SPECIAL
EXCEPTION* - Done 6/20/18

Address: 363 S. County Rd.

Owner/Applicant: Ocean Sandwiches, Inc./Michael R. Cohen, President

Professional: David Miller/David Miller & Associates, P.A.

Project Description: Four new 2-seater tables and chairs for outdoor dining installed in the courtyard per the plans.

A motion carried at the June meeting that implementation of the proposed special exception will not cause negative architectural impact to the subject landmarked property.

Call for disclosure of ex parte communication.

3. Application for Certificate of Appropriateness #029-2018

LPC TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S) -
Done 6/20/18

Address: 8 S. Lake Trail

Owner/Applicant: Old Kapok LLC

Professional: Fernando Wong Outdoor Living Design

Project Description: Relocate the spa to the north side of the exercise room.

*****This is a tax abatement project*****

A motion carried at the June meeting that implementation of the proposed variance will not cause negative architectural impact to the subject landmarked property and with the caveats that the proposed tabby concrete is used in the driveway and motor court areas only, that the coral stone in the garden is replaced with the same material and that the Town's arborist is consulted to confirm that the root system of the Kapok tree will not be disturbed.

Please note: The architect for the project has requested to withdraw the project.

4. Application for Certificate of Appropriateness #030-2018
LPC TO MAKE RECOMMENDATION RELATIVE TO SPECIAL EXCEPTION AND SITE PLAN REVIEW - Done 6/20/18
Address: 347 Worth Ave.
Owner/Applicant: Everglades Club Inc.
Professional: Jason Drobot/Brasseur & Drobot Architects P.A.
Project Description: A request for special exception approval with site plan review to install a 750 KW generator within a 525 square foot second floor addition and add a 256 square foot one-story addition at ground level to construct an electrical equipment building to support the generator.

A motion carried at the June meeting that implementation of the proposed special exception and site plan review will not cause negative architectural impact to the subject landmarked property.

Call for disclosure of ex parte communication.

5. Application for Certificate of Appropriateness #031-2018
Address: 130 Brazilian Ave.
Owner/Applicant: David and Zoya Soane
Professional: Jason Drobot/Brasseur & Drobot Architects P.A.
Project Description: Project consists of hardscape renovations including: removal of the existing concrete driveway and brick entrance walkway, the addition of a new brick driveway and entrance walkway to the northwest and west of the existing residence, the addition of a new concrete driveway to the southwest of the existing residence, the addition of a metal rolling gate and a 4 ft. high site wall at the northern property line, and the addition of a metal rolling gate and a 4 ft. high site wall on the west side of the existing residence. The project also consists of renovations to the existing guest house including: removal of an existing arched parapet wall and restoration of the original parapet wall on the north elevation, removal of an existing round window on the north elevation, replacement of various doors and windows on the west and south elevations, an additional window to be an additional window to be installed on the south elevation, and removal of existing windows on the south elevation with a French door addition and step in its place. The project also consists of the removal of an existing metal rail located on the north elevation of the main residence.

Call for disclosure of ex parte communication.

IX. OTHER BUSINESS

1. Informal Review - Application for Certificate of Appropriateness #002-2018

LPC TO MAKE RECOMMENDATION RELATIVE TO SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S) - Done 1/17/18

Address: 323 Chilean Ave.

Owner/Applicant: Ambassador Mark Gilbert

Professional: Jacqueline Albarran/SKA Architect + Planner, Inc.

Project Description: Demolition of existing deteriorated main house structure, patio and driveway (existing two story guest house to remain). Existing perimeter landscaping remains. New irrigated lawn as per code. New two story house to match previously approved but places at 8' NGVD finish floor elevation reworking some arches and roof slope as per original historic photo. Raise existing guest house to achieve an 8' NGVD finish floor elevation. Leave in existing footprint with new one story addition, trellis, pool, spa, fountain and patios as previously approved.

A motion carried at the January meeting that the implementation of the proposed special exception, site plan review and variances would not cause negative architectural impact to the subject landmarked property. A motion carried at the February meeting to defer the project for two months to the April 18, 2018 meeting at the request of the attorney. A motion carried at the April meeting to defer the project for one month to the May 16, 2018 meeting at the request of the attorney. A motion carried at the May meeting to defer the project for one month to the June 20, 2018 meeting. A motion carried at the June meeting to defer the project for one month to the July 18, 2018 meeting at the owner's request.

Call for disclosure of ex parte communication.

2. Informal Review - Application for Certificate of Appropriateness #033-2018

LPC TO MAKE RECOMMENDATION RELATIVE TO VARIANCE

Address: 120 El Brillo Way

Owner/Applicant: Margaretta Taylor

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

Project Description: Addition of an exterior stair to the southeast corner of the main house.

VARIANCE INFORMATION: Applicant is proposing to construct a 75 square foot exterior staircase along the east side of the residence that will require a variance to be requested to increase the lot coverage from 29% to 29.3% in lieu of the 25% maximum allowed.

Call for disclosure of ex parte communication.

3. Informal Review - Application for Certificate of Appropriateness #034-2018

LPC TO MAKE RECOMMENDATION RELATIVE TO SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S)

Address: 101 Four Arts Plaza

Owner/Applicant: Society of the Four Arts, Inc.

Professional: Bryan Donahue/Insite Studio, Inc.

Project Description: The applicant is seeking Landmarks Preservation Commission approval to make changes to the Landmarked property with the addition of the "Eve's Apple Sculpture". The sculpture is the work of Edwina Sandys and captures the moment in the Bible when Eve has taken a bite from The Tree of Knowledge and offers Adam the apple. The sculpture will be installed on the north side of the Hulitar Sculpture Garden and will stand 14'2" tall including a 2'6" base.

SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S)

INFORMATION: 1. Request for special exception approval to modify the approved site plan to add a sculpture to the sculpture garden 2. Request for site plan review to modify the Society of The Four Arts "Sculpture Garden" to add a sculpture 3. Variance to allow the installation of a sculpture in the "Sculpture Garden" which is 14' 2" high including a 2' 6" high base (14' 2" total height) in lieu of the 12' maximum allowed.

Call for disclosure of ex parte communication.

X. DISCUSSION ITEM

1. Presentation of potential properties to consider for Landmark Designation.

XI. COMMENTS OF THE LANDMARKS PRESERVATION COMMISSION AND PLANNING, ZONING & BUILDING DEPARTMENT DIRECTOR.

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: 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.