



TOWN OF PALM BEACH

TENTATIVE AGENDA:
SUBJECT TO REVISION

REVISED

8:39 am, Jun 15, 2021

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

If participating remotely, please use this Zoom link:
<https://zoom.us/j/95653559303>

WEDNESDAY, JUNE 16, 2021
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**
Richard Rene Silvin, Chair
Sue Patterson, Vice Chair
Jacqueline Albarran, Member
Patrick Segraves, Member
Kim Coleman, Member
Anne Fairfax, Member
Brittain Damgard, Member
Anne Metzger, Alternate Member
Fernando Wong, Alternate Member
Bridget Moran, Alternate Member
- III. **PLEDGE OF ALLEGIANCE**
- IV. **APPROVAL OF THE MINUTES OF THE MAY 19, 2021 MEETING**
- V. **APPROVAL OF THE AGENDA**
- VI. **ADMINISTRATION OF THE OATH TO PERSONS WHO WISH TO TESTIFY**

**VII. COMMUNICATIONS FROM CITIZENS REGARDING NON-AGENDA ITEMS
(3 MINUTE LIMIT PLEASE)**

**VIII. COMMENTS FROM THE LANDMARKS PRESERVATION COMMISSION
MEMBERS**

IX. DISCUSSION ITEMS

1. Key Distinctions Between Landmarks & Historically Significant Buildings

X. PROJECT REVIEW

A. CERTIFICATES OF APPROPRIATENESS – OLD BUSINESS

1. Application for Certificate of Appropriateness #022-2021

LPC TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 720 S. Ocean Blvd.

Owner/Applicant: MP Design and Architecture Inc.

Professional: MP Design & Architecture

Project Description: The name of the property is “El Solano” residence designed for Mr. Harold Vanderbilt and designed by Addison Mizner in 1919. The following changes are proposed: 300 SF addition at the main level (second floor) with a 2.6’ setback in lieu of required 15’; 486 SF pool cabana addition with a 4.9’ setback in lieu of required 15’.

A motion carried at the May meeting to defer the project to the June 16, 2021 meeting with the direction that the professional should review the comments from Ms. Sunny, modify the new loggia so that it retains some of the character of the existing Fatio designed loggia, change the two story element massing on the loggia, recess the five foot addition, modify the design of the kitchen window, evaluate the brackets and the capitals in the graphics and research the front gate material to determine if it could be changed to a weathered cypress design.

ZONING INFORMATION: The applicant is requesting approval to renovate and construct additions to the north side of the landmarked residence known as "El Salono" to include a new 486 square foot pool cabana and a 1,159 square foot second and third story addition. The following variances are being requested: 134-843(8): a north side yard setback ranging from 2.6 feet to 5.9 feet for the 2nd and 3rd story addition in lieu of the 15 foot minimum required in the R-A Zoning District. 134-843(8): a north side yard setback of 4.9 feet for the pool cabana in lieu of the 15 foot minimum required in the R-A Zoning District. 134-843(10): a building height of 26.33 for the proposed 3rd story addition in lieu of the 25 foot maximum allowed in the R-A Zoning District.

Call for disclosure of ex parte communication.

2. Application for Certificate of Appropriateness #023-2021

LPC TO MAKE RECOMMENDATION RELATIVE TO VARIANCE(S)

Address: 100 Four Arts Plaza (Hulitar Garden)

Owner/Applicant: The Society of the Four Arts, Inc. (Dr. Philip B. Rylands)

Professional: Harvey E. Oyer, III, Esq.

Project Description: The Society of the Four Arts (“owner”) requests approval of a 6.3 foot tall sculpture known as Tree by Giampaolo Seguso, to be placed in the Hulitar Garden. Giampaolo was born into a family that has produced leading glassblowers on the island of Murano for 22 years. He pioneered a small series of sculptures made of a combination of iron and glass, of which one is entitled Tree, and has an inscribed poem in Italian on the glass pendulum within the Tree. The Owner has obtained Tree for display in the Hulitar Garden. It will be placed under a magnificent tree on Donnell Terrace on the north side of the Dixon Building and would embellish an otherwise unadorned space.

A motion carried at the April meeting to defer the project to the May 19, 2021 meeting due to zoning issues. A motion carried at the May meeting to defer the project to the June 16, 2021 meeting due to zoning issues.

ZONING INFORMATION: Section 134-893(b)(1) - The Society of the Four Arts ("Applicant") requests a variance to allow the reduction in the north street side yard setback to feet 18 ft. in lieu of the 35 ft. minimum required for the installation of a 6 ft. 4-inch sculpture. The Applicant proposes to install the sculpture in the Donnell Terrace which is an open space plaza on the north side of the Dixon Educational Building.

Call for disclosure of ex parte communication.

3. Application for Certificate of Appropriateness #026-2021

Address: 334 Australian Ave.

Owner/Applicant: Sandy Bottoms Trust

Professional: Patrick Segraves/SKA Architect + Planner

Project Description: Previously approved project (expired) and seeking re-approval with minor changes. Interior demolition of existing Landmark property, to include a proposed 953 sf second floor addition in keeping with the current style of existing home. New windows and doors and final landscape/hardscape to be included. Town Council approval for this project granted December 2019.

A motion carried at the May meeting to defer the project to the June 16, 2021 meeting at the request of the professional.

Call for disclosure of ex parte communication.

4. Application for Certificate of Appropriateness #031-2021

Address: 205 Royal Palm Way

Owner/Applicant: 205 Royal Palm Way LLC (Alex Griswold)

Professional: Keith Spina/Spina O'Rourke + Partners

Project Description: Scope of work includes new paver hardscape along north property line to accommodate valet and access to Carriage House per previously approved plan. New landscape along north property line with no reduction in total landscape open space. New concrete clock enclosure at NW corner of property with (2) swinging access gates for trash and future undergrounding transformer, (2) new sliding access gates in existing North site wall for (2) future

underground transformers, new louvered mechanical equipment access gate & fixed panels in existing opening at north side of existing building. No variances proposed.

A motion carried at the May meeting to defer the project to the June 16, 2021 meeting due to zoning issues.

ZONING INFORMATION: Section 134-1112: Request by the applicant for site plan review modification to the property as follows: 1. Add new pavers along the north property line, next to the Carriage House Club to accommodate valet and Club access for off-site parking as previously approved. 2. Add new landscaping along the north property line. 3. Add a new concrete block wall enclosure with gates at the northwest corner of the property for trash and future undergrounding transformer. 4. Add new sliding access gates in existing perimeter site wall for two future underground transformers. 5. Add new louvered access panels and gates to enclose opening on north side of building to enclose mechanical equipment.

Call for disclosure of ex parte communication.

B. CERTIFICATES OF APPROPRIATENESS – NEW BUSINESS

1. Application for Certificate of Appropriateness #033-2021

Address: 350 Worth Avenue

Owner/Applicant: Everglades Club Inc. (Scott Lese, General Manager)

Professional: Jason Drobot/Brasseur and Drobot Architects

Project Description: Existing stucco finish to be removed from the 4th, 5th and 6th floor Tower Apartments. Existing sheathing and studs to be repaired where rotted. Existing aluminum Weathershield windows to be replaced with new Pella windows as previously approved for apartments at Via Parigi. New stucco finish to be applied over new waterproofing membrane applied to repaired sheathing. *****Please note: This is a tax abatement project*****

Call for disclosure of ex parte communication.

C. HISTORICALLY SIGNIFICANT BUILDINGS – OLD BUSINESS

None

D. HISTORICALLY SIGNIFICANT BUILDINGS – NEW BUSINESS

1. Application for Historically Significant Building H-003-2021

Address: 245 Barton Avenue

Owner/Applicant: Elizabeth Sorrel

Professional: MP Design & Architecture Inc.

Project Description: 314 square foot, one-story addition at the rear of the property. 26 square foot, one-story reduction at existing street facing garage. Renovate existing pool.

Call for disclosure of ex parte communication.

2. Application for Historically Significant Building H-004-2021

Address: 235 Dunbar Rd.

Owner/Applicant: David W. Levinson
Professional: LaBerge & Menard
Project Description: Remove and replace front door; new landscaping.

Call for disclosure of ex parte communication.

XI. UNSCHEDULED ITEMS (3 MINUTE LIMIT PLEASE)

1. Public
2. Staff
3. Commission

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.