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MINUTES

LANDMARKS PRESERVATION COMMISSION

WEDNESDAY, MAY 21, 2003 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 9:00 a.m.

II **Roll Call:**

PRESENT:

Eugene Pandula, Chairman
Sari Wilkey, Vice Chairman
Ann Vanneck, Member
Jack Pyms, Member
Judy Hoffman, Member
Patrick Segraves, Member
Wendy Victor, Alternate Member
John C. Randolph, Town Attorney (arrived at 9:32 a.m.)
Robert L. Moore, Director of Planning, Zoning & Building
Timothy M. Frank, Planning Administrator

ABSENT:

Ann Blades, Secretary (Unexcused)
William Lee Hanley Jr., Alternate Member (Excused)
Jane Day, Staff Preservation Consultant

RECORDING SECRETARY: Cynthia M. Delp

Let the record show that a **Court Reporter, Phillip W. Loter**, was present for the hearing relative to Certificate of Appropriateness #6-2003, The Mar-a-Lago Club, 1100 South Ocean Boulevard.

III **Approval of the Minutes of the April 16, 2003 meeting:**

A correction is required on Page 4: "Attorney" Tom Kirchhoff should be corrected to "Architect" Tom Kirchhoff.

**MOTION BY MR. PYMS FOR APPROVAL OF THE CORRECTED MINUTES.
MOTION SECONDED BY MRS. WILKEY.
MOTION CARRIED UNANIMOUSLY.**

IV **Administration of the Oath to all persons who wish to testify:** By Mrs. Delp

V **Public Hearings:**

- A. Application for Certificate of Appropriateness #11-2002 (deferred since June 2002)
Gatehouse, landscape, hardscape, new porte cochere
Owner/Applicant: The Breakers Palm Beach Inc.
Address: 1 South County Road
Architect: Wimberly Allison Tong & Goo (WAT&G)
Peridian International Inc., Mr. Arthur Beggs
Project Description: Request approval of the following:
1. Front Driveway Improvements - Reconfigure the front driveway/ parking and landscape area with landscaping and lighting improvements, and add a security gatehouse on main driveway. The parking currently located on the main driveway will be relocated to a service drive to the south.
 2. Balustrade Removal: Replicate balustrade at front entrance west of Porte Cochere of the Hotel further west in order to add additional valet lanes to match existing west of front lawn
 3. Ponce de Leon Porte Cochere - Add new porte cochere and covered walkways to the south entrance of the Hotel connecting it to the Beach Club with landscaping and lighting improvements.
 4. Other associated changes as presented

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATIONS:

Application for Certificate of Appropriateness #11-2002 - Approvals to date

Motion at the June meeting: “that the applicant re-visit the design of the gatehouse to make it less massive, approve the materials for the walkway, approval of the landscaping, approval of removal of the balustrade that is between the three arches at the front door, that another balustrade not be added as was originally contemplated, and that the porte cochere be re-visited (for its roof) even though the concept is good, and the arch in the porte cochere is acceptable.” The applicant was requested to return to the July meeting with details relative to the south supplemental parking with the landscape islands .

At the July meeting, there was a motion for approval of the gatehouse design, presented as design option #2, with some thought to be given to vining the gatehouse, and if needed, underplanting the hibiscus hedge at the south parking area. Relative to the porte cochere, there was a motion for approval based upon the applicant returning next month with glass samples, details regarding the clips, materials and color of the metal elements.

At the August meeting, there was a motion for approval of the color of the glass, and the color of the metal, and approving the clips for the trellis and canopy to be the same bronze color, and requiring that the shop drawings return to the LPC showing the profiles of the metal, and the size and position of the attachments to the building.

At the August meeting, there was a motion to approve the 36" tall Flagler bollard with a metal halide lamp, diffusing part of the light that is facing the gatehouse, and approval of the interior fixtures in a verde finish with metal halide lamps as well.

At the September meeting, there was a motion for deferral to the October meeting as shop drawings were not ready.

At the October meeting, there was a motion to approve the temporary awning through June 1, 2003. There was also an approval of the new restroom building required in conjunction with the gatehouse. There was a motion for deferral of the shop drawings for the glass system to the November meeting.

At the November meeting, there was a motion for approval of the glazing system at the trellis walk, as revised, and approval of the automatic window curtains along the trellis walk. There was also a motion for deferral of the glass canopy element to the February 2003 meeting.

**At the February 2003 meeting, there was a motion for deferral of the butterfly canopy to the March 2003 meeting.
At the March 2003 meeting, there was a motion for the deferral of the butterfly canopy to the May meeting.**

Mr. Frank referred to an e-mail from the applicant requesting an additional deferral to the June meeting.

MOTION BY MRS. VANNECK FOR DEFERRAL TO THE JUNE MEETING.

MOTION SECONDED BY MRS. WILKEY.

MOTION CARRIED UNANIMOUSLY.

B. Application for Certificate of Appropriateness #6-2003 (deferred from Feb., March & April) Landscape, lighting, architectural details

Owner/Applicant: The Mar-a-Lago Club

Address: 1100 South Ocean Boulevard

Architect: REG Architects

Project Description: Request approval of the following

- A. As-built landscape plans
- B. Lighting fixtures
- C. Architectural details
- D. Other associated changes as presented

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATIONS: Mr. Segraves visited the site and met with Mr. Blackman. Mr. Pandula met with Mr. Blackman.

Please note that at the February meeting, after hearing this matter, there was a motion for deferral to the March meeting. At the March and April meetings, there were motions for deferral to the next month, now to this May meeting.

Attorney Ray Royce, Wes Blackman, Director of Projects at the Mar-a-Lago Club, and Ellen Uguccioni, expert witness, testified relative to this matter on behalf of the applicant. Mrs. Delp administered the oath to Ms. Uguccioni, who arrived after the initial swearing of witnesses. Mr. Royce clarified that the property west of South Ocean Boulevard is landmarked property. While the beach parcel is not landmarked, it does come under the jurisdiction of the LPC for review. This provision for LPC review was done by mutual agreement during the Special Exception and Site Plan Review process for the cabanas. On February 14, 2003, a Certificate of Approval and Occupancy was issued by the Town, with conditions, for the two beach cabanas (*Applicant's Exhibit 1*). Today, a presentation will be made relative to the remaining items listed above.

Mr. Royce stated his belief that the architectural features, i.e., crests, are entirely appropriate and in keeping with the architectural style of Mar-a-Lago, and meet the criteria required for issuance of a Certificate of Appropriateness. Furthermore, he stated that similar identification features, including, but not limited to crests, flags, ornamentation, etc., commonly exist at many locations elsewhere in the Town, without having been either reviewed by the LPC or the Architectural Commission, or noticed as violations. Therefore, it could be assumed that such architectural features are considered to be in keeping with appropriate Town standards. He felt it would be unfair to hold the Mar-a-Lago Club to a different review standard. Mr. Royce requested that any LPC member who is a member of the Bath and Tennis Club should decide whether he/she is able to give a fair review of this project, especially in

light of Mr. Trump's very public disapproval of the loading dock area at the Bath and Tennis Club. Mrs. Vanneck, Mrs. Victor, and Mrs. Hoffman, all members of the Bath and Tennis Club, stated that they would be able to review this matter fairly.

Mr. Royce introduced Ms. Ellen Uguccioni, expert witness, and submitted her resume as *Applicant's Exhibit 2*. Ms. Uguccioni identified herself as an architectural historian, by profession, and testified to her credentials, past awards and pertinent career experiences. She stated that she had been asked, by Mr. Royce, to address how the architectural ornaments on the cabanas relate to Mediterranean architecture, and whether they were appropriate within that architecture. After that, Ms. Uguccioni gave a lengthy presentation relative to Mediterranean Revival architecture, and its relevance to South Florida's development, and more particularly, to Palm Beach. She explained that architectural ornaments on the cabanas are consistent with the profusion of ornamentation found both interiorly and exteriorly at Mar-a-Lago. The ornaments are likewise in keeping with the romantic, theatrical and flamboyant design of Joseph Urban which is evidenced in Mar-a-Lago. Ms. Uguccioni provided a definition of "cartouche," "*an ornamental tablet often inscribed or decorated and framed with elaborate scroll-like carving,*" and "*a painted, engraved, or sculptured ornament of a regular or fantastic form enclosing a plain, central space, usually oval or lozenge shaped used as a field for inscriptions,*" and "*an ornamental panel in the form of a scroll or sheet of paper with curling edges, usually bearing an inscription or sometimes ornately framed.*" She presented a booklet, *Renaissance Architecture and Ornament in Spain*, (*Applicant's Exhibit 3*), illustrating various examples of cartouche, i.e., crests. These cartouche serve to identify the pedigree of a family, and are quite common and frequently used. Ms. Uguccioni commented that the cartouche on the beach cabanas meet the requirements of the LPC ordinance and serve to continue the relationship between the old and the new at Mar-a-Lago. One inch letters at the base of the cartouche bear the name of the owner, "TRUMP," and provide continuity in the history of Mar-a-Lago. It was her opinion that the cartouche are absolutely appropriate accents to the relatively plain beach cabanas.

Mr. Blackman clarified that the letters are indeed 1" on the two smaller cartouche, but are 1.5" on the cartouche of the south cabana. The commission members noted that on the examples shown in the booklet (*Exhibit 3*), there are no names of owners shown on the cartouche. Ms. Uguccioni stated that since the cabanas are new construction, it was acceptable that the cartouche bear the name "TRUMP."

Mr. Pandula commented that if the cartouche had been planned from the beginning and had been part of the LPC review of the cabanas, this would have been resolved at that time. He expressed concern about the scale of the cartouche and the intensity of the gilding.

Mr. Moore requested that the Chairman accept the February 18, 2003 minutes of the Landmarks Preservation Commission as an *Exhibit for the Town*, specifically due to the testimony given by Mrs. Day and others relative to this matter. Mr. Pandula did, in fact, accept them.

Mr. Wes Blackman introduced himself and discussed his credentials relative to Mar-a-Lago and preservation, in general. He stated that the two other items listed on the agenda, landscaping and lighting, are still being finalized. As such, both these items will return to the commission at a later date.

Mr. Blackman began his presentation with a review of certain Mar-a-Lago projects which have come to the LPC over time. He offered a copy of Certificate of Appropriateness

#47-93 regarding paint and trim colors, and restoration of the existing crests, and entered it into the record as *Applicant's Exhibit 4*. He read the Certificate of Appropriateness into the record. Mr. Moore noted, for the record, that staff has not had an advance opportunity to review the documents submitted as Exhibits today. Mr. Blackman continued his presentation by reviewing the abundance of crests which already exist at Mar-a-Lago, some of which bear a word or an inscription. He commented that the crests provide a sense of permanence, lineage and royalty. Mr. Blackman submitted a 94 page notebook (*Applicant's Exhibit 5*) illustrating the commonly existing examples of cartouche, crests, identifying flags and ornaments in the Town.

He reviewed the notebook with the members, page by page, indicating the address of the architectural feature, whenever possible, and describing same. Mr. Blackman made particular note of the identifying flags appearing at the Society of the Four Arts, the Beach Club, the Palm Beach Country Club, and the Bath and Tennis Club, which are neither national, state, or town flags. In that spirit, Mr. Blackman displayed a flag for the Mar-a-Lago Club, which he held would be appropriate according to apparent town standards. If the Mar-a-Lago Club chose to fly the flag, it would merely be in keeping with the other clubs in town. In conclusion, Mr. Blackman stated that the request for 3 cartouche at the beach cabanas is consistent with the LPC Ordinance, Section 54-122 for new construction.

Mr. Frank noted that the name of a family is never used on heraldry or crests, but the family motto may appear there. Additionally, the examples Mr. Blackman showed in *Exhibit 5*, the notebook, were not gilded cartouche. Mr. Blackman responded that gilding is customary at Mar-a-Lago, and would be expected on the crests. Staff had noted previously that there was a new crest above the window on the east facade of Mar-a-Lago, itself, which was never approved. Mr. Blackman maintained that this particular crest has been there for seven or eight years and had not presented a problem until the subject of the beach cabana crests came to light.

Mrs. Vanneck commented that while heraldry may be appropriate on the beach cabanas, the addition of "TRUMP" is not. Mr. Pandula felt that the crests are out of scale with their surroundings, but he had no problem with the name on the crests. He preferred that the colors be toned down on the crests. He noted that they should have been presented on a 1/4" building elevation to ensure appropriate review. In addition, Mr. Pandula commented that the number of yellow striped awnings, together with the crests, create a "critical mass of goldness" at the site. Mr. Segraves, having visited the site, thought that the crests are a lot brighter than the photos demonstrate. He suggested that the level of gilding on the Trump crest above the window and the crests at the cabanas be reduced to match the gilding on the restored Davies crest to create a patina. He requested that the crest on the south cabana be reduced in size or removed. Mrs. Hoffman objected to the name on the crest commenting that it cheapens the effect of the crest; that it has a commercial look with the name on it; and, that it is not befitting of all of the wonderful work which has been effected at Mar-a-Lago. She suggested that the crests might read "Mar-a-Lago" instead of "TRUMP." Mrs. Wilkey called for a compromise relative to the size and brightness of the crest and the name on the crest. Mr. Pym commented that his study and work with

coats of arms in the jewelry business revealed no coats of arms bearing the owner's name. If the crests did not violate any code provisions, however, Mr. Pym had no objection. Mrs. Victor's point of view was different in that she liked the gilding, size and ornamentation of the crests. She suggested that the name be shaded so it is not so prominent.

Mr. Royce was unable to answer for Mr. Trump at this time with regard to whether he would consider any compromise on the issue. He mentioned, however, that the LPC has full review power for any signs under the LPC's jurisdiction. As for these crests, Mr. Royce thought the case had been made that the crests meet code, are appropriate, and are not out of scale. Mr. Blackman's testimony showed a wide profusion of all kinds of cartouche, flags, signs, etc. that appeared with or without approval. Since many of them were erected without approval, the Town has been permissive in this matter, and perhaps may have regarded them as unimportant. Mr. Royce wondered, since Mr. Trump had received a letter from the Code Enforcement Board relative to the crests, if this was a case of selective enforcement. Mr. Royce added that to suggest different verbiage on the crest may raise 1st Amendment issues. (Mr. Randolph later agreed with him on this point, advising the LPC that any action should be content neutral.) Mr. Royce advocated approval of the crests, as presented, recognizing that not every aspect of them may be perfect, but they are nonetheless acceptable. Mrs. Vanneck and Mrs. Hoffman urged for a compromise on the gilding and the size.

There was a break at 11:33 a.m. The meeting re-convened at 11:46 a.m.

Mr. Royce submitted Chapter 54 of the Town of Palm Beach Code of Ordinances as *Applicant's Exhibit 6*. *Applicant's Exhibit 7* is Section 134-2372 of the Code of Ordinances, and *Applicant's Exhibit 8* is Section 134-2402.

MOTION BY MRS. HOFFMAN TO DEFER THE LANDSCAPING AND LIGHTING TO THE JUNE MEETING.

**MOTION SECONDED BY MRS. VANNECK.
MOTION CARRIED UNANIMOUSLY.**

MOTION BY MRS. HOFFMAN TO DEFER THE CRESTS FOR COMPROMISE TO BE REACHED WITH THE APPLICANT AND THE CHAIRMAN.

MOTION SECONDED BY MRS. VANNECK.

During discussion, other members present expressed a desire to handle this matter today, even if conditions were applied to an approval.

MOTION WITHDRAWN BY MRS. HOFFMAN.

MOTION BY MR. SEGRAVES TO APPROVE THE CARTOUCHE OR CRESTS WITH THE FOLLOWING CONDITIONS: 1) THAT THE GILDING OF THE CRESTS IS TO

MATCH THE GILDING ON THE RESTORED DAVIES CREST ON THE TOWER, WITH THAT MATCHING TO BE REVIEWED BY THE CHAIRMAN; AND 2) THAT THE CREST ON THE CHIMNEY OF THE SOUTH CABANA BE MADE SMALLER, WITH APPROVAL OF THE SIZE AS DETERMINED BY THE CHAIRMAN AND STAFF PURSUANT TO AN ARCHITECT'S DRAWING OF SAME.

MOTION SECONDED BY MRS. WILKEY.

MOTION CARRIED UNANIMOUSLY.

C. Application for Certificate of Appropriateness #2-2003 (deferred from February)

Relocation of existing landmarked house and construction of new single family dwelling

Owner: First Allied Jacksonville Corporation

Applicant: Malcolm and Linda Glazer

Address: 1200 South Ocean Boulevard

Architect: Bridges, Marsh & Carmo

Project Description: Request approval of the following:

1. Relocate the main elements of the landmarked house westerly of the Coastal Construction Line (includes new foundation for increased stability)
2. Demolish some existing ancillary structures/elements
3. Paint the Mizner house with a color typical of the Mizner period
4. Relocate the house on an elevated site and create a driveway turnabout with gravel
5. Replicate the fountain which is currently located on the north property line wall, at the westerly end of that wall, to relate to the relocated house in the same way as at present
6. Replicate the existing western garden area
7. Establish a lawn on the east side of the relocated house to create an appropriate space to preserve the spacial integrity of the relocated house relative to the new house
8. Create a new entrance to the property to provide a better opportunity for the public to see at least a portion of the relocated house from the street
9. Design a new house to be reviewed by the Landmarks Preservation Commission to ensure compatibility with the landmarked structure
10. Other associated changes as presented

And

11. *Conceptual Review ONLY: To leave the landmarked house in its existing location,*

and to revitalize same, and to add to the existing landmarked house.

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATIONS

At the February 2003 meeting, there was a motion for deferral to the May meeting. Please note that the architect has requested an additional deferral to the July meeting.

MOTION BY MRS. WILKEY FOR DEFERRAL TO THE JULY MEETING.

MOTION SECONDED BY MRS. HOFFMAN.

MOTION CARRIED UNANIMOUSLY.

Mrs. Victor noted that the seawall at this property is in disrepair, and she did not want this property to go into demolition by neglect.

- D. Application for Certificate of Appropriateness #12-2003,
 Landscape/Hardscape
 Owner/Applicant: CSC Brazilian LP
 Address: 301 Australian Avenue
 Landscape Architect: Mario Nievera
 Project Description: Request approval of landscape and hardscape for courtyard, pool area, pergola and main entry, and other associated changes as presented

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATION: Mrs. Victor stated that she had been on the site.

Mario Nievera, Landscape Designer, presented this request. He began with the addition of a small pedestrian opening in the middle of the canopy to facilitate persons walking into the front door of the Brazilian Court. All of the existing palms and trees will remain on site, but the shrubs, ground covers and small trees will be revised, per the submitted plans, to create a tropical look with lower maintenance. All schefflera will be removed. At the front, hedges will be broken up with terracotta pots planted with clipped citrus, if possible, or flowering trees. Undulating plantings will be placed at the front entrance and windows to create a lush, tropical view from inside and out. Mr. Nievera gave an overview of the landscape material to be used at the site.

As for hardscape, salmon colored bricks will be introduced as a border to the random cast stone walkways. Mr. Nievera reviewed the paving in both the south and north courtyards. In the north courtyard, the previous perimeter experience will be changed so pedestrians will have to enter the courtyard, experiencing the lawn accents with central fountain. Layered plantings will occur in the north courtyard, creating privacy for the hotel units facing the courtyard.

At the pool area, the pergola, once contemplated, has been abandoned. An alley of palms will flank the 48' long pool. A spa will be placed in a corner garden.

At the Brazilian Avenue entrance, tall palms will be planted leading into the north courtyard.

**MOTION BY MRS. VANNECK FOR APPROVAL OF THE PROJECT AS PRESENTED.
MOTION SECONDED BY MRS. HOFFMAN.**

Mrs. Victor mentioned that the paving already being installed in the south courtyard does not look like the paving shown on the plan being presented today, and the paving height is being elevated. Mr. Adam Schlesinger, of the Brazilian Court, stated that a sample was put in place to see what it would look like, but no true installation has been begun.

**MOTION AMENDED BY MRS. VANNECK ADDING THE CONDITION THAT STAFF
WILL ENSURE THAT THE INSTALLATION OF THE CAST STONE AND BRICK IS
APPROPRIATE AND NOT TOO HIGH, AND NOT TO RAISE THE CAST STONE TO
MEET THE LEVEL OF THE BRICK.**

AMENDED MOTION SECONDED BY MRS. HOFFMAN.

MOTION CARRIED UNANIMOUSLY.

E. Application for Certificate of Appropriateness #13-2003.

Changes to windows and doors

Owner/Applicant: Caroline Seymour

Contract Purchaser/Applicant: Richard & Jeannie Pearman

Address: 2 Major Alley

Architect: Bridges, Marsh & Carmo

Project Description: Request approval of the following:

1. Three windows along Peruvian Avenue to be replaced to match other existing windows on the structure
2. Removal of courtyard sliding doors; replace with two sets of French doors
3. Remove existing secondary entrance door to alley

4. Install new set of French doors at existing courtyard bay
5. Other associated changes as presented

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATION: None declared

Architect Digby Bridges presented this request for primarily window and door replacements. Windows which are appropriate and suitable for repair, however, will be repaired rather than replaced. Inappropriatealousies will be replaced with double and single hung mahogany windows. New windows will be hurricane proof wherever possible to eliminate a need for shutters. An inappropriate door along Major Alley will be removed, and an inappropriate aluminum window will be replaced with french doors. Mr. Bridges noted that the chimney may have to be taken down and re-built, depending on its structural integrity.

MOTION BY MRS. VANNECK FOR APPROVAL AS PRESENTED.

MOTION SECONDED BY MRS. VICTOR.

MOTION CARRIED UNANIMOUSLY.

F. Application for Certificate of Appropriateness #14-2003.

Addition and miscellaneous changes

Owner/Applicant: Mr. Bill Elias

Address: 345 Brazilian Avenue

Architect: Island Designs Inc.

Project Description: Request approval of the following:

1. Exterior renovations to include repair and replacement of wall and roof shingles and windows.
2. Re-configure existing ground floor and second floor plans (interior)
3. Re-configure existing ground floor rear porch addition, add approximately 30 square feet ground floor area.
4. Extend & re-configure second floor rear dormer into gable with 2 dormers
5. Re-configure existing guest house floor plans and elevations
6. Modify hardscape layout
7. Other associated changes as presented

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATION: Mr. Pandula stated that he had spoken with the owner and the architect. Mrs. Victor visited the site.

Architect John Bellamy of Island Designs presented this request. Mr. Bill Elias, the owner, was sworn at this time. Mr. Bellamy described the home as a 1910 two-story Bungalow style home, currently existing with three dwelling units (a main house with an apartment and another apartment in the rear building), which will be modified to a single family dwelling with guest quarters in the rear. There will be no change to the front facade or the pool, and no variances are required for the project. The bulk of the

changes will be evidenced in the rear of the property where the ground floor has been indented on both sides to meet setback requirements, together with a 30 sq. ft. addition on the back edge of the main house. On the second floor rear, a large dormer and balcony will be added. The rear elevation evidences changes adapting the home for modern use, the addition of a kitchen and family room downstairs and a new master suite upstairs. Wall shingles, applied in an alternating full/half manner, will be yellow, and the trim color is white. Existing asphalt roof shingles will be replaced with an asphalt composition shingle, high-profile, three dimensional type in a slate color. Windows will be changed from double hung to impact resistant casements, i.e., white clad wood windows. The cabana/guest house, (now a rental with a kitchen), will basically be gutted and re-built on the same footprint and meeting setbacks. The shell may or may not be retained. The building will have a shingle style look in keeping with the main house. A new fabric awning on the cabana/guest house will face the rear of the main house. As for the site, itself, there will be a new U-shaped driveway in the front of the property.

MOTION BY MRS. HOFFMAN FOR APPROVAL AS PRESENTED.

MOTION SECONDED BY MRS. WILKEY.

MOTION CARRIED, 6-1, WITH MRS. VICTOR VOTING AGAINST AS SHE DID NOT BELIEVE THAT THE NEW REAR DESIGN HAD ANYTHING TO DO WITH THE FRONT, AND THAT THE SPIRIT OF WHAT WAS THERE WAS BEING LOST.

G. Application for Certificate of Appropriateness #15-2003

Fountain and lighting

Owner/Applicant: Town of Palm Beach

Address: Phipps Plaza Park

Engineer: James Bowser, Town Engineer

Project Description: Request approval of the following:

1. Remove existing deteriorated stone fountain, including retention of figure head in existing fountain
2. Install 1928 Addison Mizner fountain in same location, together with the refurbished figure head from the former fountain
3. Install light fixtures to illuminate the fountain
4. Other associated changes as presented

CALL FOR DISCLOSURE OF EXPARTE COMMUNICATION: Mrs. Victor and Mrs. Hoffman visited the site.

Mrs. Delp administered the oath to Mr. James Bowser, Town Engineer. Mr. Bowser introduced Mr. Eric Brown, engineer with the Town's Public Works Department, who designed this project. Mr. Bowser noted that the new, donated Addison Mizner fountain will replace the existing Phipps Park fountain in the existing fountain location. There will be four ground mounted lighting fixtures around the fountain, together with a skirt of plantings.

MOTION BY MRS. VICTOR FOR APPROVAL AS PRESENTED.
MOTION SECONDED BY MRS. VANNECK.
MOTION CARRIED UNANIMOUSLY.

VII Other Business:

A. Reminder relative to scheduled date for appeal hearing before the Town Council relative to 455 North County Road

Staff noted that the meeting will be on Monday, June 9th at 9:30 a.m. Commissioners were encouraged to attend.

B. 1560 & 1562 South Ocean Boulevard - Informal review of landscape/hardscape on 1562 South Ocean Boulevard property serving 1560 South Ocean Boulevard

Mario Nievera, Landscape Designer, and Jacquie Miller, Attorney, presented this item informally. Mr. Frank noted that this plan had been presented to ARCOM and was approved at that time for 1562 South Ocean Boulevard, a non-landmarked property. The home at 1562 South Ocean Boulevard was approved for demolition, along with the construction of a new free-form driveway (on the 1562 property) to now serve the landmarked property at 1560 South Ocean Boulevard, and an extension of the property wall. Ms. Miller explained that there is a Unity of Title joining the two properties, however, the 1562 property is not landmarked. The question for the LPC was whether the driveway and continuation of the property wall to the south in any way would adversely affect the landmark. The consensus of the LPC was that the driveway and wall had no adverse affect on the landmark.

VIII Adjournment:

MOTION BY MRS. VANNECK TO ADJOURN AT 1:15 P.M.
MOTION SECONDED BY MR. PYMS.
MOTION CARRIED UNANIMOUSLY.

The next meeting of the Landmarks Preservation Commission will be on **WEDNESDAY, JUNE 18, 2003** in the Town Council Chambers, 2nd Floor, Town Hall, 360 South County Road, Palm Beach.

Respectfully submitted,

Eugene Pandula, Chairman
LANDMARKS PRESERVATION COMMISSION

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