



KEITH SPINA
TAMMY O'ROURKE
WILLIAM CALDWELL
JESSICA GOMES

January 12, 2024

Town of Palm Beach
360 S. County Road
Palm Beach, FL 33480

Project: 340 Seaview Avenue
ARCOM: ARC-24-014

We are pleased to submit the accompanying drawings for a pre-application review of our project at 330 Seaview Avenue, Palm Beach, FL. The proposed work includes a new pre-fabricated operable aluminum trellis on existing porch. There are no modifications to lot coverage. Details to match existing trellis on West side of Gymnasium.

Please note the following as it relates to this application:

- A. Landmarks Preservation in accordance with Section 54-122 and/or Section 54-161.
 - a. Not Applicable.
- B. Architectural Review in accordance with Section 18-205 and/or Section 18-206.
 - a. We consider the proposed project to be consistent with Spanish Revival architecture within the Town of Palm Beach, with symmetrical, balanced elevations and details that subscribe to the principles of classicism and the architectural style.
 - i. We consider the plan for the proposed modifications to the existing building to be in conformity with good taste and traditional design principles and in general contributes to the image of the town as a place of beauty, spaciousness, balance, taste, fitness, charm and high quality.
 - ii. The plan for the proposed building or structure indicates the manner in which the structures are reasonably protected against external and internal noise, vibrations, and other factors that may tend to make the environment less desirable.
 - iii. The exterior materials and detailing proposed is consistent with the quality and character of the existing and surrounding structures.
 - iv. The proposed composition and massing of the proposed work is consistent with the existing building.
 - v. The proposed work is not excessively similar to any other structure existing or for which a permit has been issued.
 - vi. The proposed work is not excessively dissimilar to any other structure existing or for which a permit has been issued.
 - vii. The proposed work remains subservient in style and massing to the main structure.
 - viii. The proposed work preserves the established character of the existing building and replicates existing details.

ix. The proposed work is in conformity with the standards of the Town of Palm Beach zoning code.

x. The proposed modifications do not impact the surrounding unique site characteristics.

C. Special Exception in accordance with Section 134-229.

a. Not Applicable.

D. Site Plan Review Approval in accordance with Section 134-329.

a. Not Applicable.

E. Variance (s) in accordance with Section 134-201.

a. Not Applicable.

Other

a. None

Very truly yours,

A handwritten signature in black ink, appearing to read 'KMS', with a horizontal line extending from the end.

KEITH M. SPINA
CEO

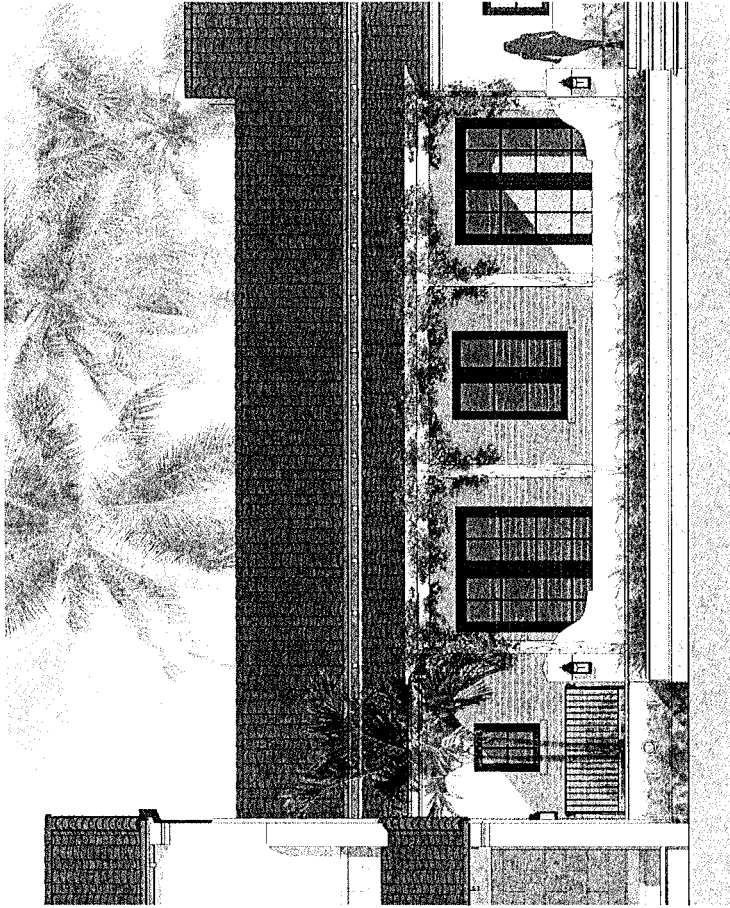
Mandel Recreation Center Shade Canopy

340 Seaview Avenue, Palm Beach FL 33480

RECEIVED
By yfigueroa at 3:29 pm, Mar 11, 2024

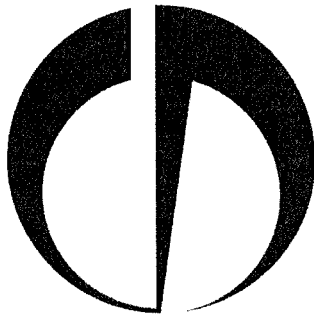
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SCOPE OF WORK INCLUDES A NEW OPERABLE ALUMINUM TRELLIS ON EXISTING PORCH. NO MODIFICATIONS TO LOT COVERAGE. DETAILS TO MATCH EXISTING TRELLIS ON WEST SIDE OF GYMNASIUM.



REVISED SUBMITTAL 03-11-24

ARCOM # ARC-24-014



SPINAOROURKE
Architecture + Interior Design
Keith M. Spina # AR13419
285 BANYAN BLVD
WEST PALM BEACH, FLORIDA 33401
ph: 561.684.6844 • spinaorourke.com
FL Lic. # AA26002399

COVER SHEET

CVR
STAFF APPROVAL

Date: 03-11-2024
Drawn By: KMS
Project Manager: NMS

REVISIONS

340 Seaview Avenue, Palm Beach FL 33480
Mandel Recreation Center Shade Canopy

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STAFF APPROVAL



Date: 08.11.2023
Drawn by: Author
Project Manager: Chender

Revisions:

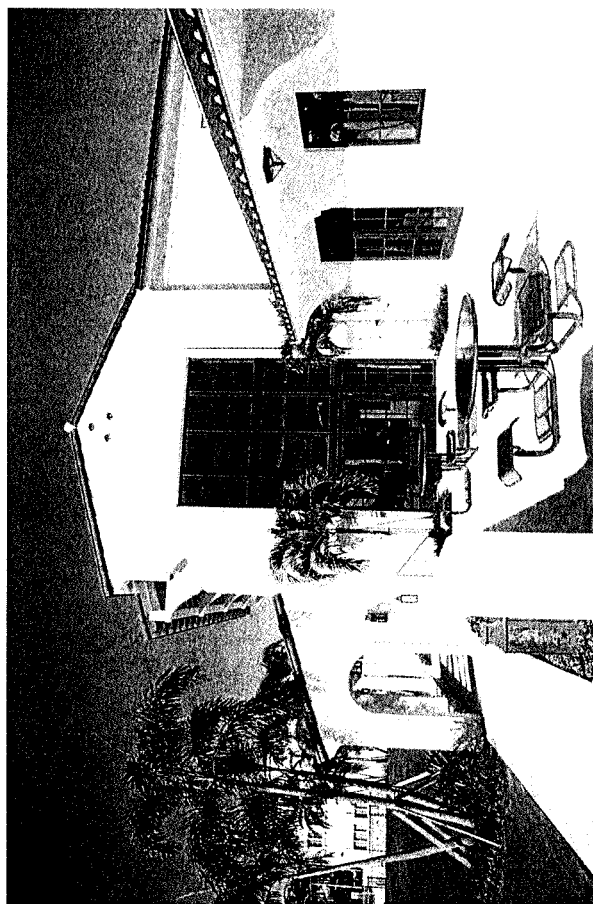
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Mandel Recreation Center Shade
340 Seaview Avenue, Palm Beach FL 33480

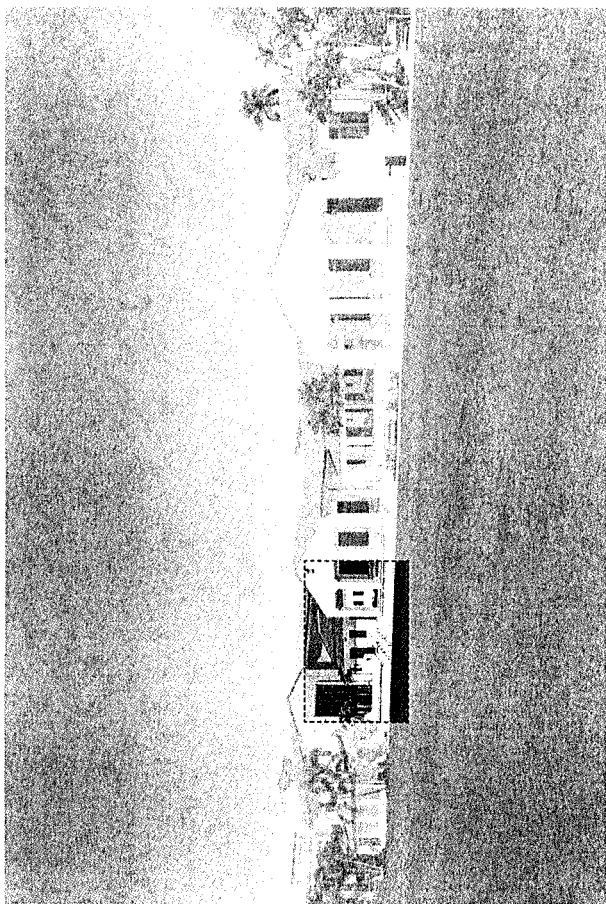


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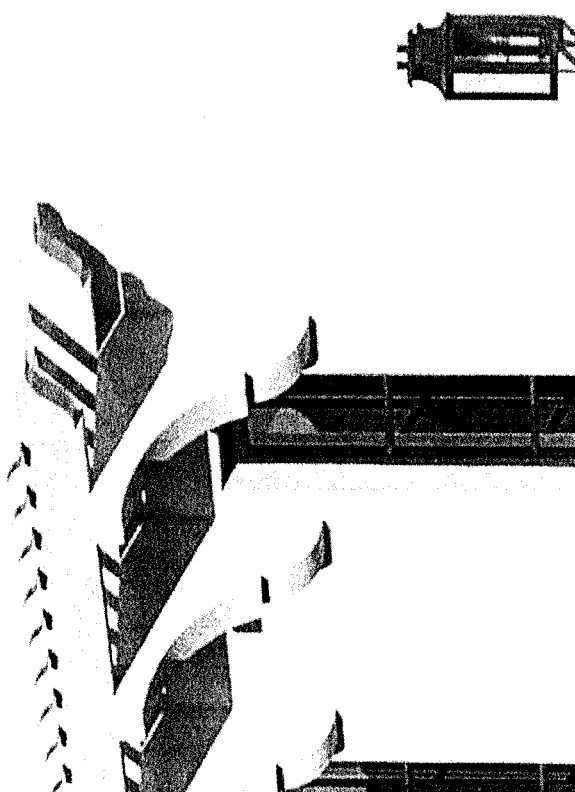
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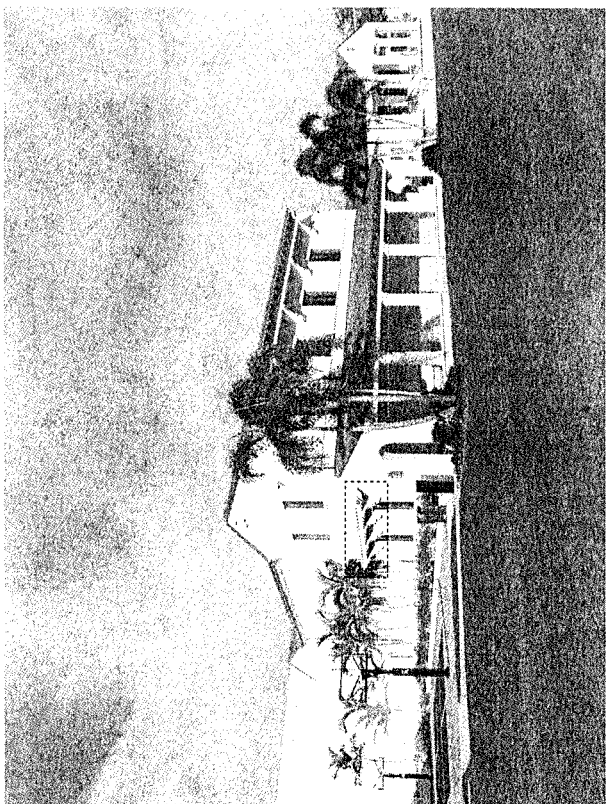
EXISTING PORCH



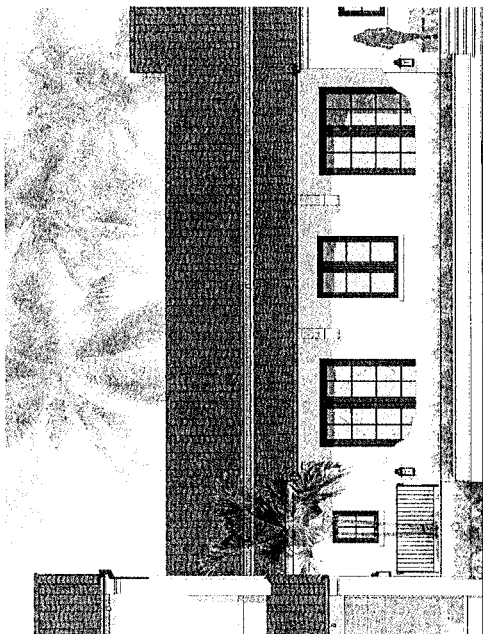
EXISTING SOUTH ELEVATION



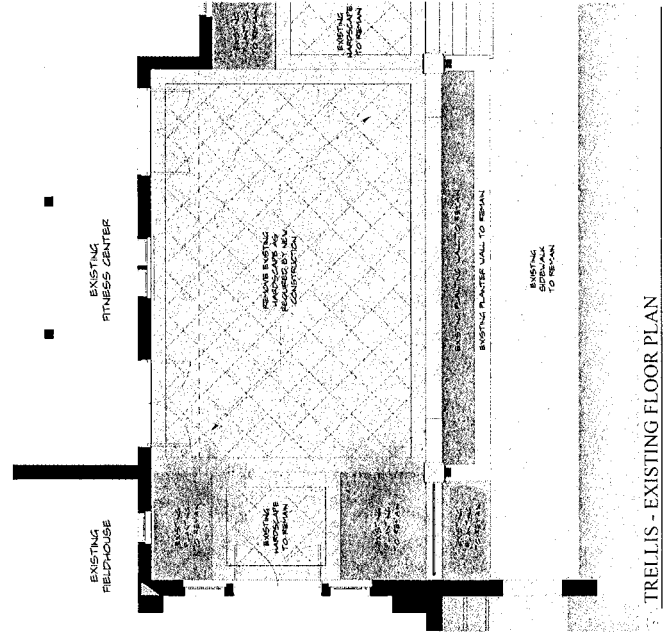
EXISTING WEST ELEVATION (TRELLIS PROFILE REFERENCE)



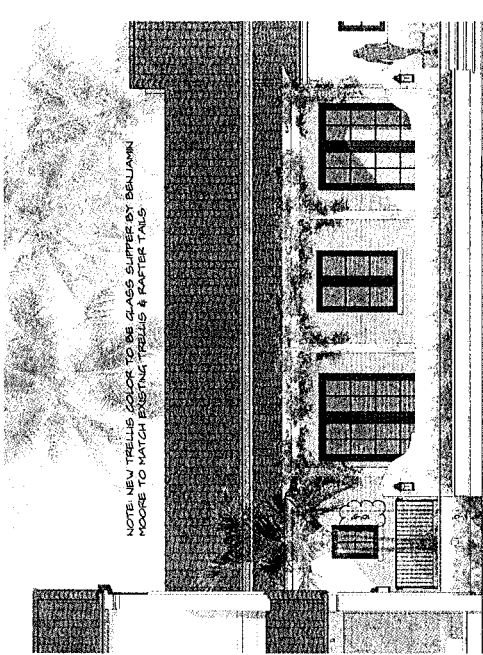
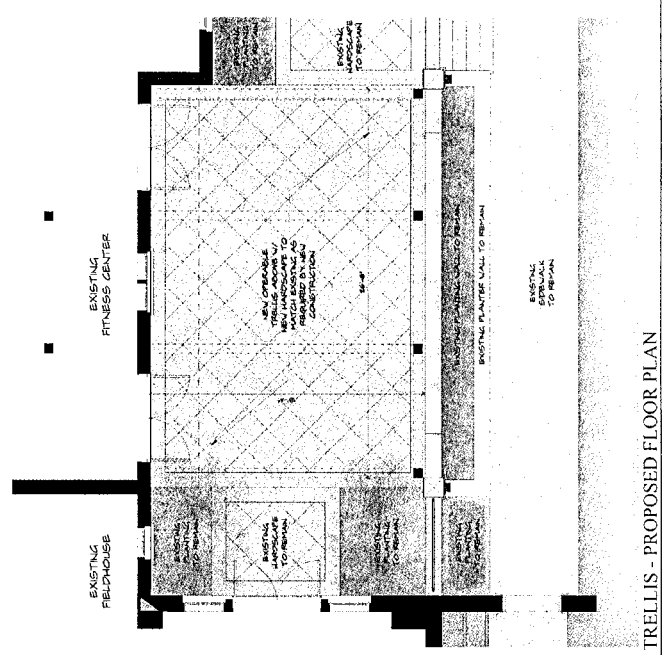
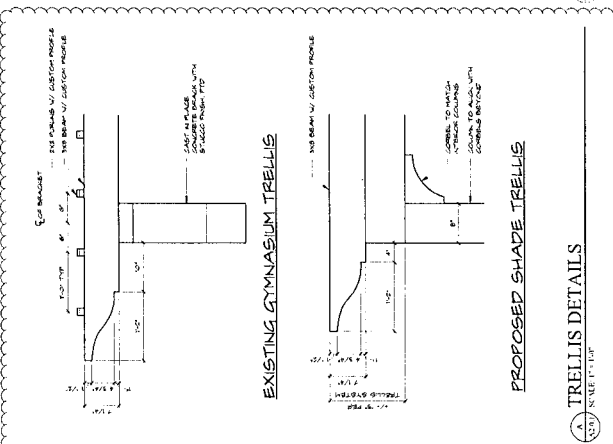
EXISTING WEST ELEVATION (TRELIS PROFILE REFERENCE)

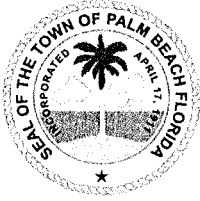


TRELLIS - SOUTH ELEVATION - EXISTING



TRELLIS - EXISTING FLOOR PLAN

TRELLIS - SOUTH ELEVATION - PROPOSED
0.1" = 8'-0" 1/4" = 1'-0"TRELLIS - PROPOSED FLOOR PLAN
S.M. P.P. 1987



TOWN OF PALM BEACH
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PLANNING, ZONING, & BUILDING DEPARTMENT
PZ&B Staff Memorandum: Architectural Commission

FROM: Wayne Bergman, MCP, LEED-AP *WRB*
Director PZ&B

SUBJECT: ARC-24-014 340 SEAVIEW AVE

MEETING: MARCH 27, 2024

ARC-24-014 340 SEAVIEW AVE. The applicant, Town of Palm Beach, has filed an application requesting Architectural Commission approval for the installation of an operable aluminum trellis on an existing porch terrace.

Applicant: Town of Palm Beach
Professional: Spina O'Rourke

HISTORY:

The Morton and Barbar Mandel Recreation Center was approved in 2017 under ARCOM application numbers (B-066-2016 & B-089-2017) with a unanimous vote. At the February ARCOM meeting the project was presented to the Commission deferred (4-3) after comments regarding the style and height of the proposed structure.

THE PROJECT:

The applicant has submitted plans, entitled "Mandel Recreation Center Shade Canopy", as prepared by Spina O'Rourke, date stamped by the Town March 11, 2024

Site Data			
Zoning District	R-B	Lot Size (SF)	198,118 SF
Landscape Open Space	<i>Existing: 100,253 SF Proposed: No Change</i>	Total Building Size (SF)	14,923 SF (Main Building) + Loggia 17,229 SF
Surrounding Properties / Zoning			
North	241 Seaview Ave / Palm Beach Day Academy / R-B		
South	Royal Palm Way / C-OPI		
East	241 Seaview Avenue / Palm Beach Day Academy / C-OPI		
West	239 Coconut Way / Palm Beach Public Elementary School / R-B		

STAFF ANALYSIS

The Town of Palm Beach is requesting installation of a trellis on the south elevation of the building of the Mandel Recreation Center to shade the existing terrace. The Town engaged the original design professional from the construction of the Recreation Center to submit plans for the addition of the trellis. The proposed work will match the existing trellis on the West side of the gymnasium.

The Recreation Center serves the residents of Palm Beach as well as the two adjacent schools (Palm Beach Public and Palm Beach Day Academy). The southern terrace overlooks the sports field and has a high level of sun exposure. The Town seeks to install the shade structure to provide more adequate shelter from the sun and with an operable feature can also allow for light to come in. The trellis matches the existing trellis located on the west side of the gymnasium in both design and color.

Town of Palm Beach staff and design professionals have had discussions following the February ARCOM deferral. Modifications have been made to reflect comments of the commissioners as well as the Recreation Advisory Commission and Friends of Recreation Board. The trellis has been lowered to align with the roof, additionally bougainvillea will be planted to grow up the trellis. Friends of Recreation board voted unanimously for the installation of the trellis and gifted the Town a \$25,000 grant to complete the package.

Staff is in full support of the Town's application as presented.

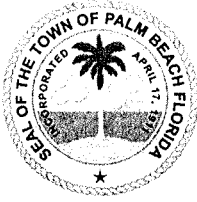


CONCLUSION:

This application is presented to the Commission to consider whether all the criteria in Sec. 18-205 have been met. Approval of the project will require one (1) motion to be made:

- (1) for the overall design of the project in accordance with Sec. 18-205 criteria.

WRB: JGM: SCP



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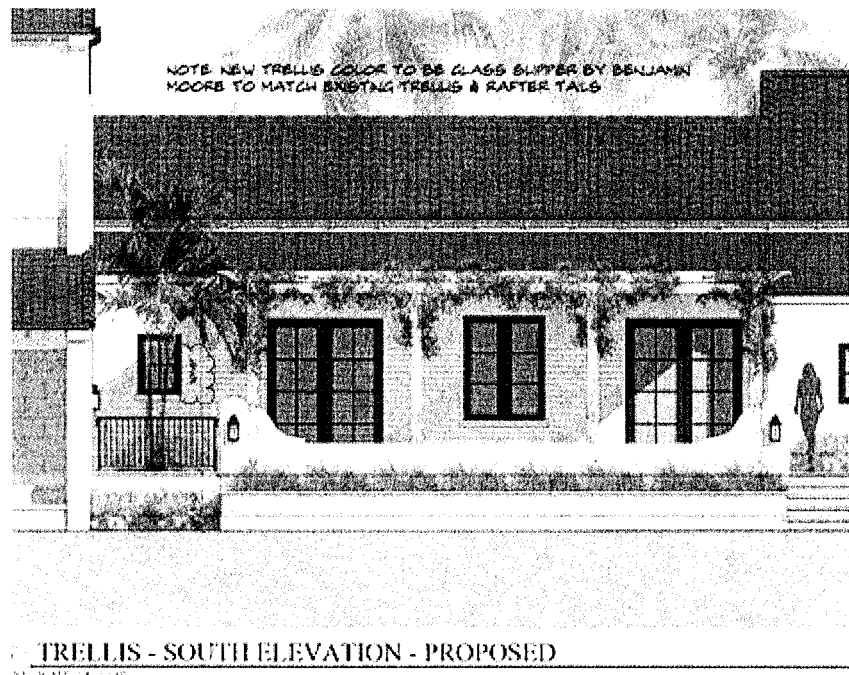
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WRB: JGM: SCP

Beach Parking Valet Violations

Nicholas Caristo, Chief of Police

3. Consideration of Approval of Modified Four Arts Agreement Regarding Lake Trail Right-of-Way

John C. Randolph, Town Attorney

4. Phipps Ocean Park Budget Estimate Update

TIME CERTAIN: 11:00 AM

Carolyn Stone, Deputy Town Manager- Business Enterprise and Culture

C. New Business

1. Code Enforcement Board Referral - Bricktops Restaurant and Declarations of Use Review

Nicholas Caristo, Chief of Police

2. Proposed Addition of a Louvered Pergola to the Mandel Recreation Center

Mark Bresnahan, Director of Recreation

XIV. ORDINANCES

A. Second Reading

1. Proposed Ordinance to Amend Section 106.48 of the Town Code, Relative to Unlawful Solicitation from Public Streets or Sidewalks

ORDINANCE NO. 007-2023 An Ordinance of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Repealing Section 106.48, Titled "Unlawful To Solicit from Public Streets or Sidewalks", Providing for Severability, Providing for Repeal of Ordinances in Conflict, for Codification, Providing an Effective Date.

John C. Randolph, Town Attorney

B. First Reading

1. Proposed Ordinance to Amend Chapter 106 of the Town Code Relative to Prohibiting Persons from Standing in the Public Rights of Way, Roadways or Public Sidewalks for any Purpose which Interrupts the Normal Flow of Vehicular or Pedestrian Traffic

ORDINANCE NO. 013-2023 An Ordinance of the Town Council of the Town of Palm Beach, Palm Beach County, Florida, Amending Chapter 106, Streets, Sidewalks and Other Public Places At Article II, Streets To Create A New Section 106-48 Prohibiting Persons From Standing In The Portion of, Public Rights of Way, Roadways or Public Sidewalks of The Town For Any Purpose Which Is Intended to or Actually Interrupts The Normal Flow of Vehicular or Pedestrian Traffic or For The Purpose of Inviting or Enticing A Person To Enter A Commercial Establishment Adjacent To Said Right of Way, Street or Sidewalk; Providing For Severability;