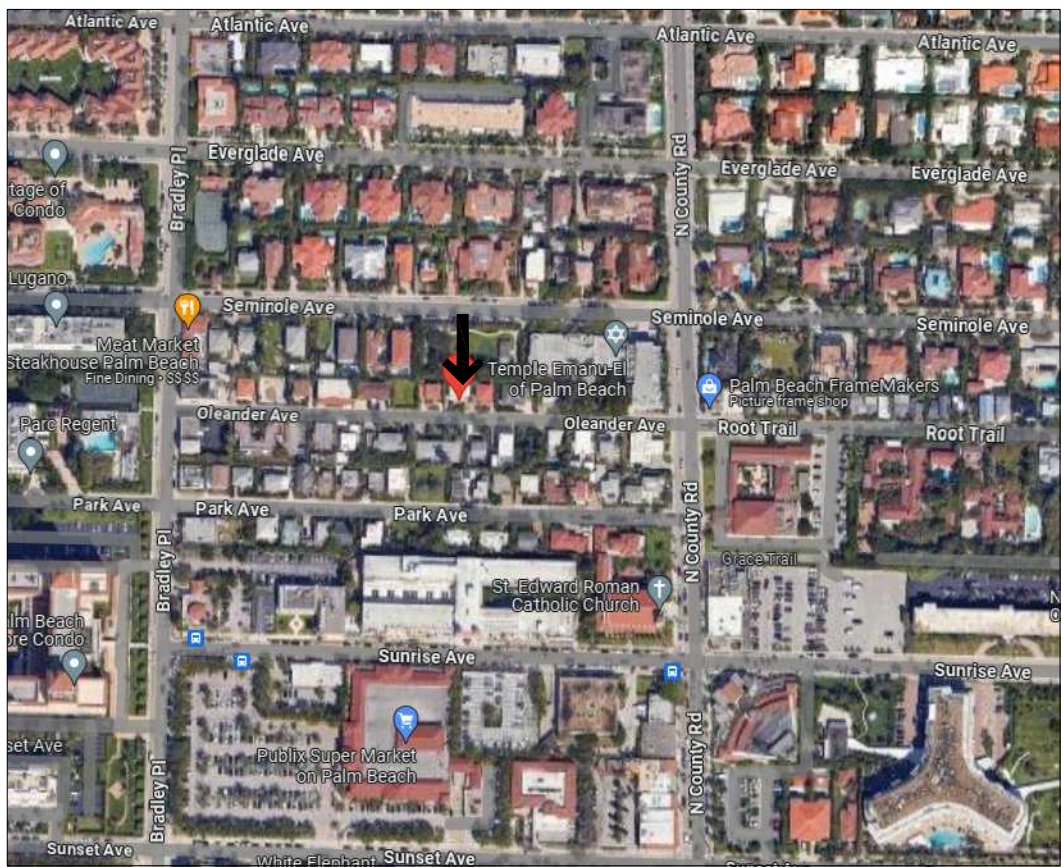




SMICK RESIDENCE

233 OLEANDER AVENUE

PALM BEACH, FL 33480

SECOND SUBMITTAL SET - October 21st, 2024

PROJECT #: ARC-24-0110

Projected hearing date: December 20th, 2024

SCOPE: New driveway, terrace, trellis, gates, and landscape plantings

DRAWING INDEX:

- Coversheet
- Survey
- C1 - Civil cover
- C2 - Civil demolition plan
- C3 - Civil drainage plan
- L1.0 - Location Plan
- L1.1 - Site photograph key
- L1.2 - Site photographs
- L2.0 - Existing conditions
- L2.1 - Existing vegetation survey
- L3.0 - Proposed site plan
- L3.1 - Proposed planting
- L3.2 - Proposed materials & callouts
- L3.3 - Proposed lighting
- L3.4 - Proposed irrigation
- L3.5 - Elevations - North/South
- L3.6 - Elevations - East/West
- L3.7 - Elevations - Gates
- L3.8 - Landscape details
- L4.0 - Openspace diagram
- L5.0 - Logistics plan
- L6.0 - Variance diagram

PROJECT TEAM

General contractor: Aldridge Construction
Landscape architects: Bell Design, Inc, RLA
Civil Engineer: Simmons & White

CODE: Town of Palm Beach Code of Ordinances, June 2024, Supp. 28.1

§134-948 - Lot, Yard Area Requirements

§134-665 - Walls & fences

§134-1728 - Air Conditioners, Pool and Fountain Equipment

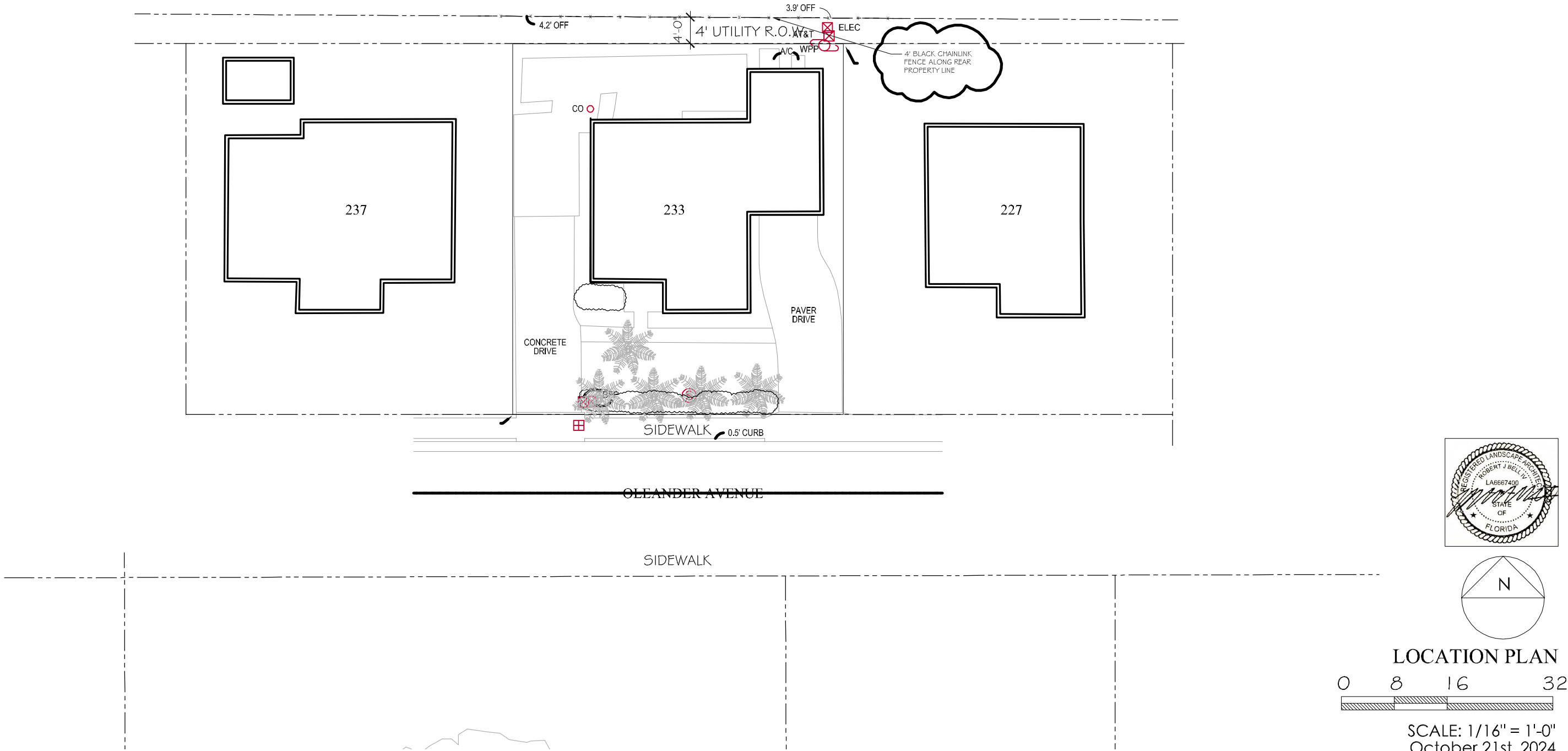
§66-311-375 - Vegetation

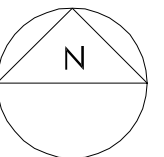
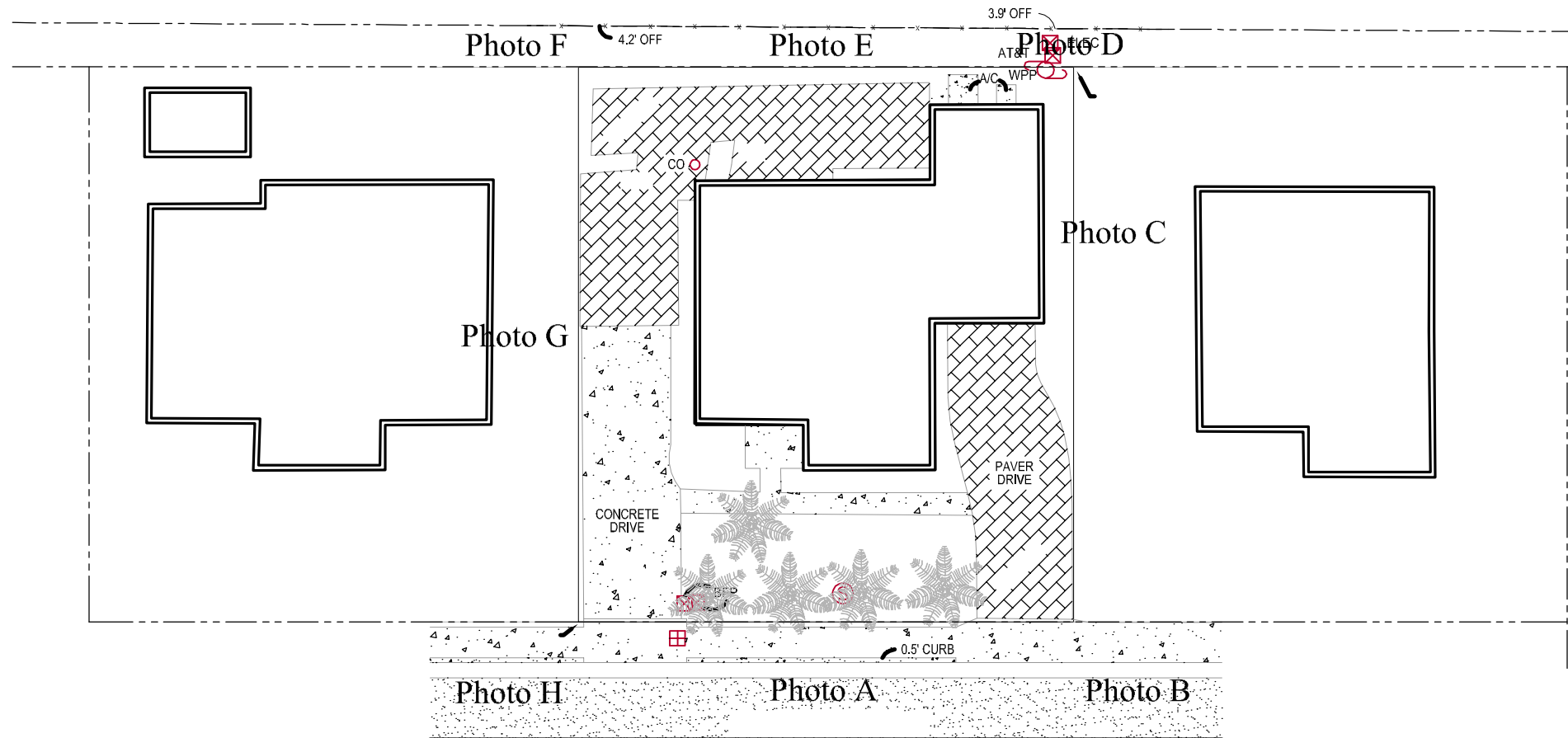
ADDENDA DOCUMENTS:

- 1) Development Review Checklist
- 2) Letter of Intent - Bell Design, Inc.
- 3) Variance Narrative - Bell Design, Inc.
- 4) Stormwater management calculations - Simmons & White

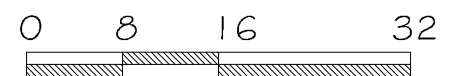


190 N COUNTY





PHOTOGRAPH KEY



SCALE: 1/16" = 1'-0"
October 21st, 2024



A) south property line looking north



B) southeast corner looking northwest



C) northeast corner looking south



D) northeast corner looking southwest



E) north property line looking south



F) northwest corner looking southeast



G) west property line looking east

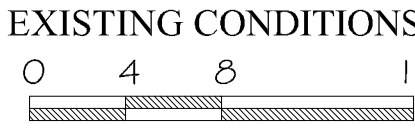
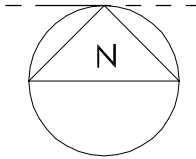
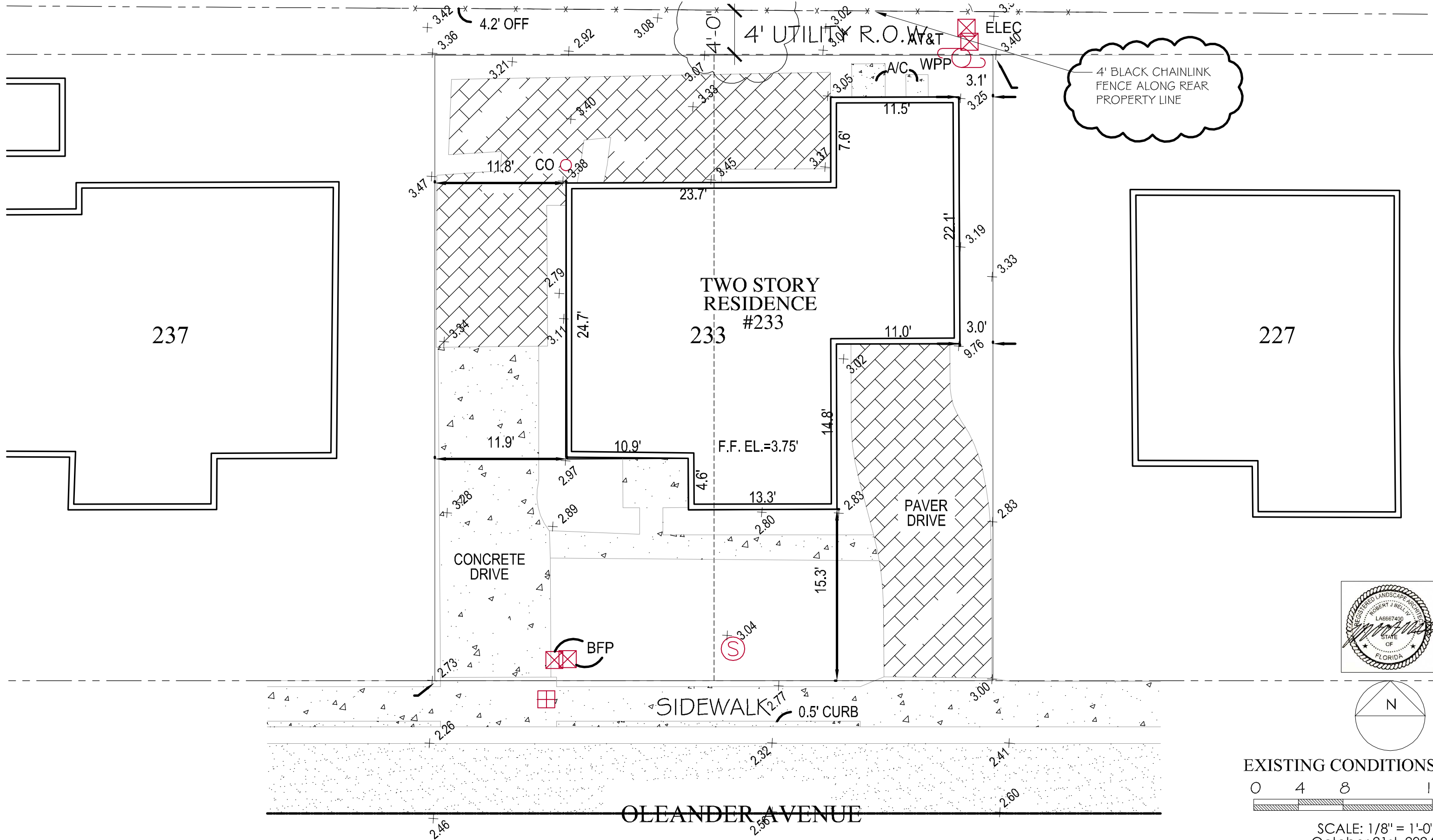


H) southwest corner looking northeast

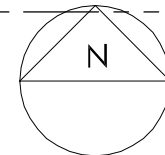
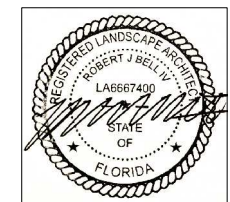
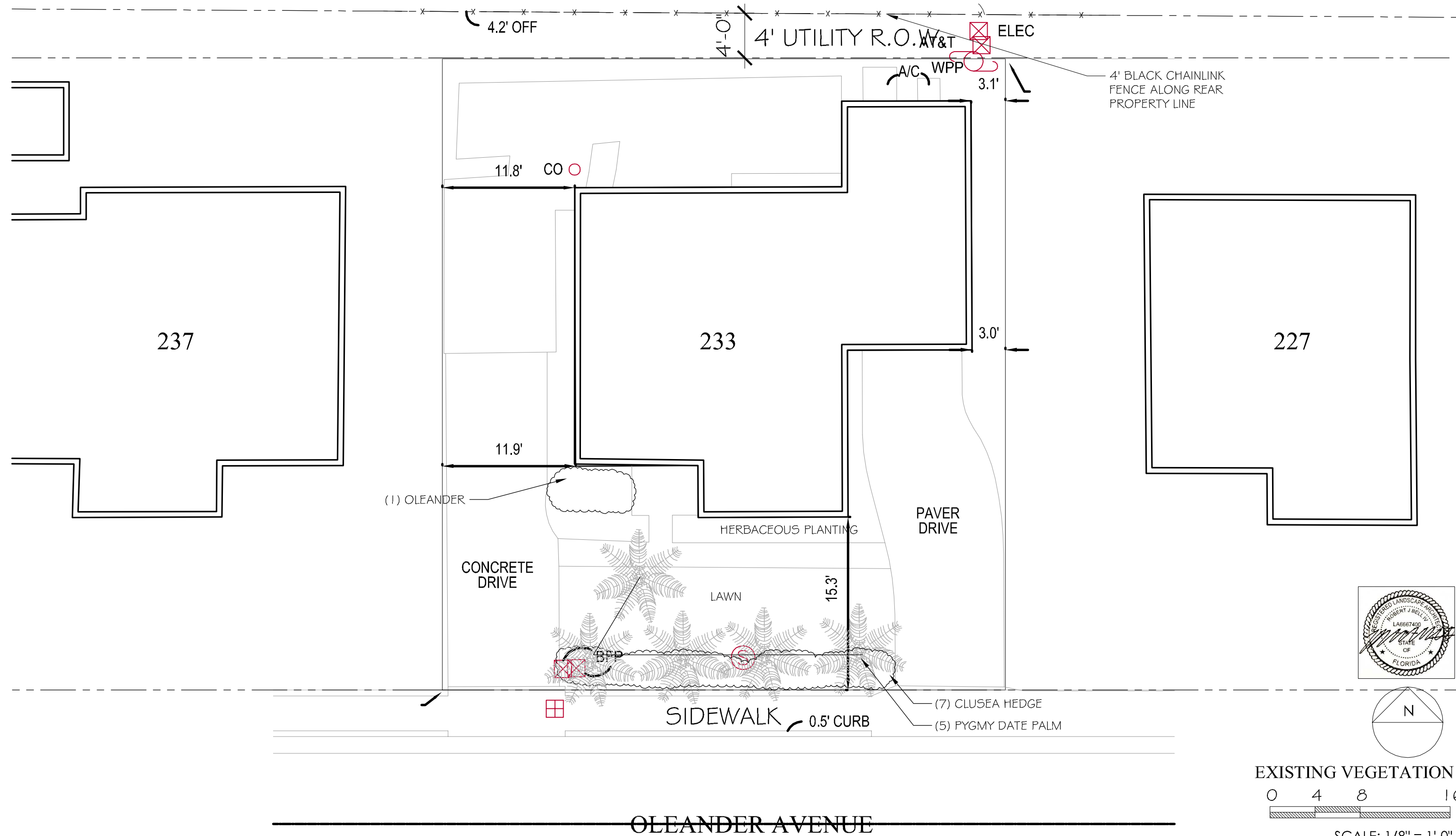


SITE PHOTOGRAPHS

October 21st, 2024



SCALE: 1/8" = 1'-0"
October 21st, 2024

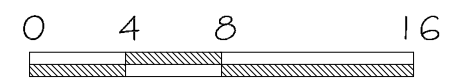


SCALE: 1/8" = 1'-0"
October 21st, 2024

Town of Palm Beach
Planning Zoning and Building
360 S County Rd
Palm Beach, FL 33480
www.townofpalmbeach.com

Application No. _____
Project Name _____

Line #	Description	REQ'D / PERMITTED	EXISTING	PROPOSED
1	Property Address: 233 Oleander Avenue Palm Beach FL 33480			
2	Zoning District: R-C			
3	Lot Area (sq. ft.): 2800			
4	Lot Width (W) & Depth (D) (ft.): 50x56			
5	Structure Type: SF			
	(Single-Family, Multi-Family, Comm., Other)			
6	FEMA Flood Zone Designation: AE			
7	Zero Datum for point of meas. (NAVD) 3.94'			
8	Crown of Road (COR) (NAVD) 2.56'			
10	Lot Coverage (Sq Ft and %)	840 (30%)	905 (32%)	905 (32%)
	Enclosed Square Footage	NA	1810	1810
	(1st & 2nd Fl., Basement, Deck, Structure, etc.)			
11	*Front Yard Setback (Ft.)	25'	25'	25'
13	* Side Yard Setback (1st Story) (Ft.)	10'	10'	10'
14	* Side Yard Setback (2nd Story) (Ft.)	15'	15'	15'
15	*Rear Yard Setback (Ft.)	15'	15'	15'
16	Angle of Vision (Deg.)	0	0	0
17	Building Height (Ft.)	23.5'	23.5'	23.5'
18	Overall Building Height (Ft.)	23.5'	23.5'	23.5'
19	Cubic Content Ratio (CCR) (R-R ONLY)	NA	NA	NA
20	** Max. Fill Added to Site (Ft.)	.59'	NA	NA
21	Finished Floor Elev. (FFE)(NAVD)	3.75'	3.75'	3.75'
22	Base Flood Elevation (BFE)(NAVD)	6'	6'	6'
23	Landscape Open Space (LOS) (Sq Ft and %)	1260 (45%)	752 (27%)	970 (33%)
24	Perimeter LOS (Sq Ft and %)	1720 (45%)	537 (31%)	751 (44%)
25	Front Yard LOS (Sq Ft and %)	935 (40%)	499 (53 %)	524 (56%)
26	*** Native Plant Species %	<i>Please refer to TOPB Landscape Legend.</i>		



BELL DESIGN, INC
Estate gardens • Hospitality • Development
Palm Beach • Southampton • Washington, D.C.
www.belldesigninc.net • rbell@belldesigninc.net • +1 410 310 6374

L3.0

www.townofpalmbeach.com

(4) STAR JASMINE



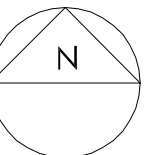
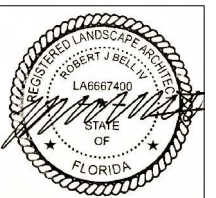
(5) KEY WEST
MORNING GLORY

(30) PODOCARPUS W/
(5) THATCH PALM

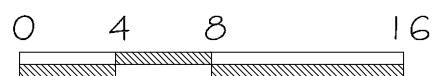
— (6) PIGEON PLUM

— (5) PIGEON PLUM

<u>TABLE 1 - EXISTING TREES</u>						
<u>Botanical Name</u>	<u>Common Name</u>	<u>Quantity</u>	<u>Caliper</u>	<u>Height</u>	<u>Native/non</u>	<u>Status</u>
Phoenix roebelenii	Pygmy Date Palm	5	5"	10'	Non	Remove
Oleander		1		8'	Non	Remove
Clusea rosea	Clusea	6		8'	Native	Remove
<u>TABLE 2 - PROPOSED PLANT LIST</u>						
<u>Botanical Name</u>	<u>Common Name</u>	<u>Quantity</u>	<u>Caliper</u>	<u>Height</u>	<u>Native/non</u>	<u>Status</u>
<u>Trees & Palms</u>						
Thrinax radiata	Florida Thatch Palm	6	Single	12' MIN	Native	New
Coccoloba diversifolia	Pigeon Plum	6	Multi-trunk, clear	12' MIN	Native	New
<u>Shrubs</u>						
Coccoloba diversifolia	Pigeon Plum	13	Hedge	8' MIN	Native	New
Podocarpus	Podocarpus	30	10G	60" MIN	Native	New
<u>Groundcovers & Grass</u>						
Begonia odorata	Fragrant Begonia	80	1 G		Native	New
Euphorbia milii 'Alba"	White Crown of Thorns	32	1G		Non	New
<u>Vines</u>						
Bougainvillea 'Imperial Delight'	Pink Bouganvillea	4	15 GAL		Non	New
Jacquemontia pentanthos	Key West Morning Glory	5	7 G		Native	New
Trachelospermum jasminoides	Star Jasmine	8	7 G		Non	New
<u>Sod</u>						
Zoysia 'Diamond'	Diamond Zoysia	385			Non	New



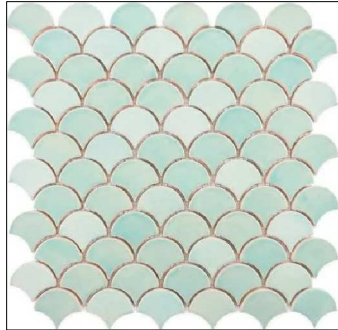
PROPOSED PLANTING



SCALE: 1/8" = 1'-0"
October 21st, 2024



TERRACE PAVING
CAST STONE W/ BELGARDE OCEANSIDE WHITE BORDER



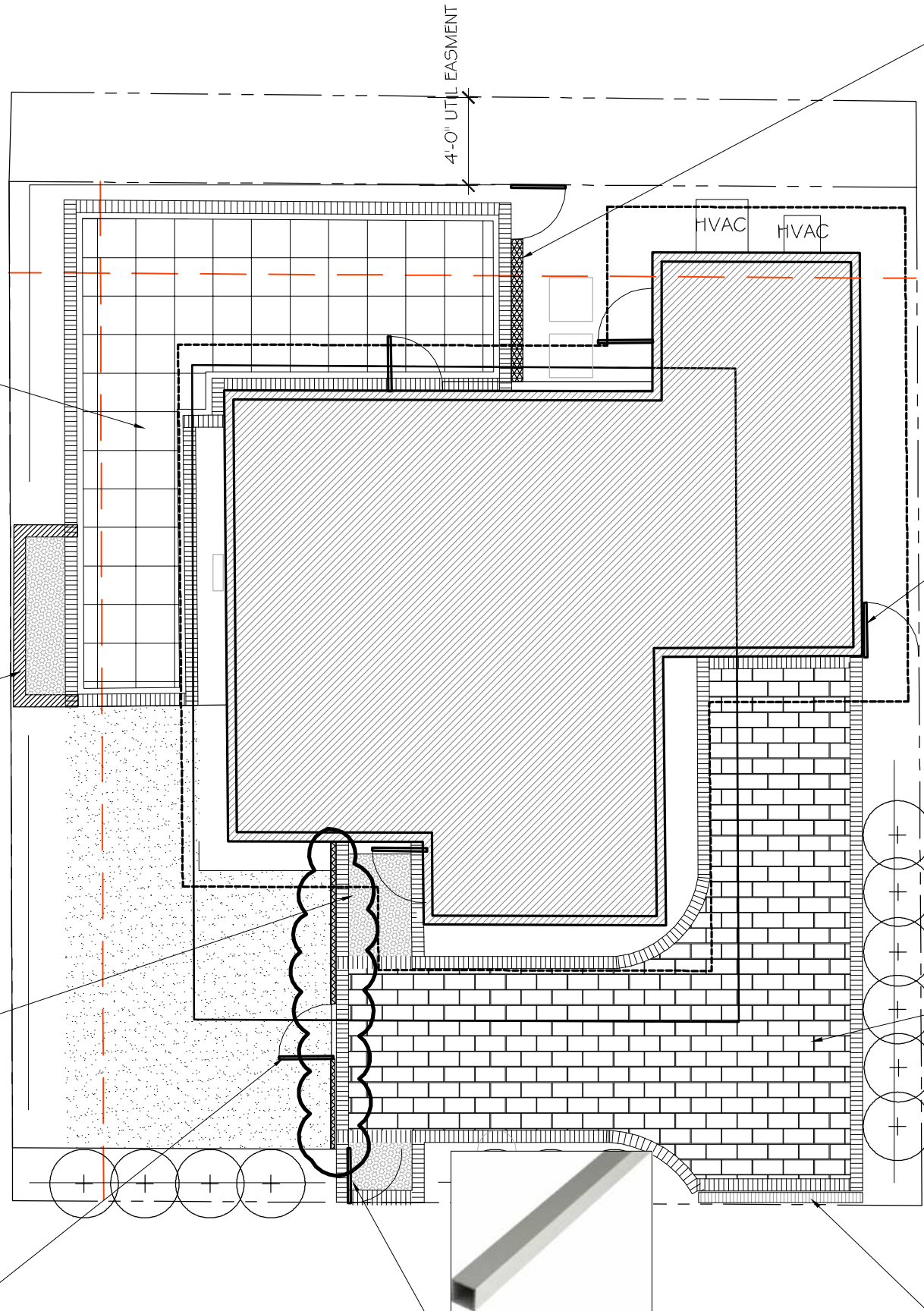
WALL FOUNTAIN
STUCCO, CAST STONE, FISH SCALE TILE



TILE PAVING
ZELLIGE TILE IN BLUE/GREEN



GATE & FENCE TYPE 1
WHITE POWDERCOAT ALUMINUM & BLACK CHAINLINK W/ VINES



X
LX.0 LOUVRE UTILITY SCREEN & GATE



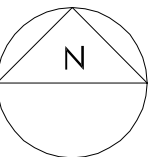
A
L3.7 GATE TYPE 1
WHITE POWDERCOAT ALUMINUM



X
LX.0 PAVER W/ GRASS JOINT DRIVEWAY
CAST PAVER & BELGARDE OCEANSIDE WHITE BORDER



X
LX.0 DRAINAGE GRATE
URBAN ACCESSORIES "ARGO" STAINLESS



PROPOSED MATERIALS
0 4 8 16

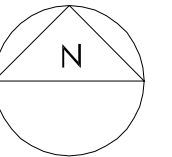
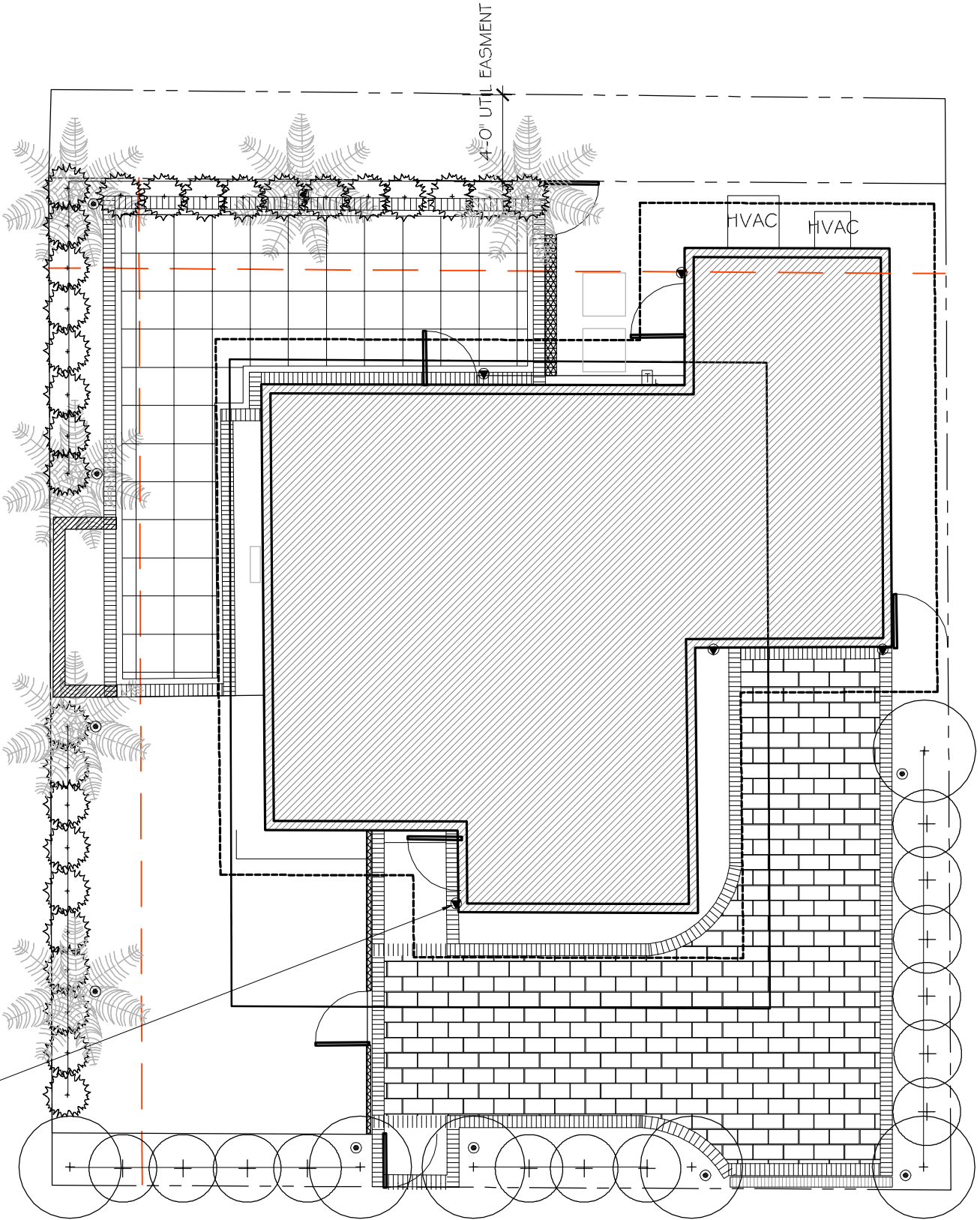
SCALE: 1/8" = 1'-0"
October 21st, 2024

Lighting legend

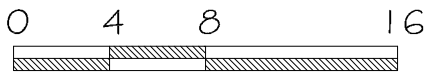
- STEP LIGHT - MOUNTED IN STEP RISER
- LANTERN LIGHT - BUILDING MOUNT
- UPLIGHT
- ⏏ TRANSFORMER - LOW VOLTAGE
- \$ SWITCH



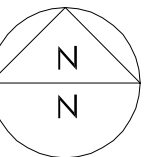
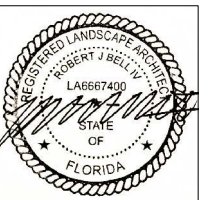
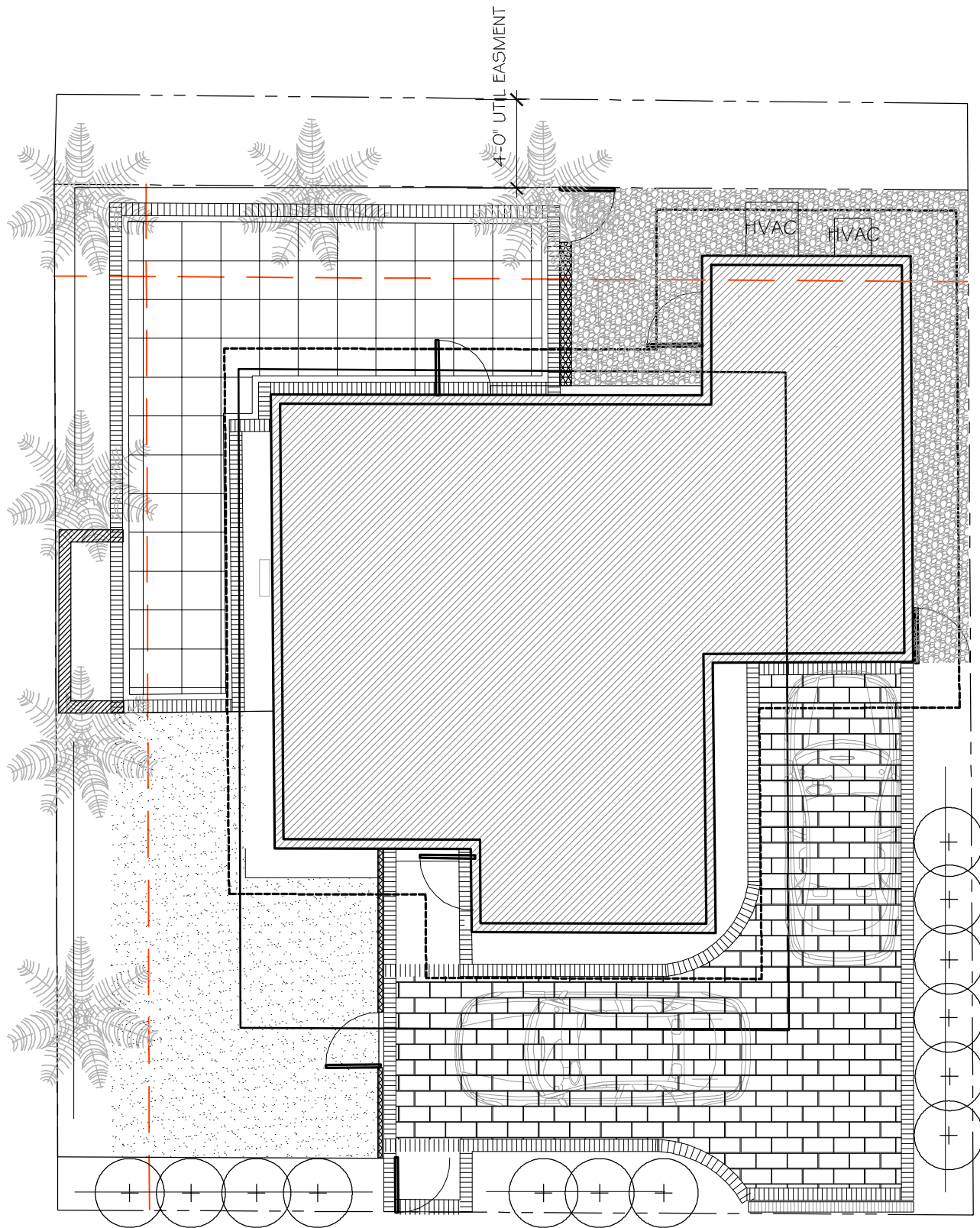
LANTERN LIGHT (TYP)
URBAN ELECTRIC 'LYFORD' - SEASIDE BRONZE



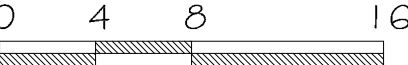
PROPOSED LIGHTING



SCALE: 1/8" = 1'-0"
October 21st, 2024



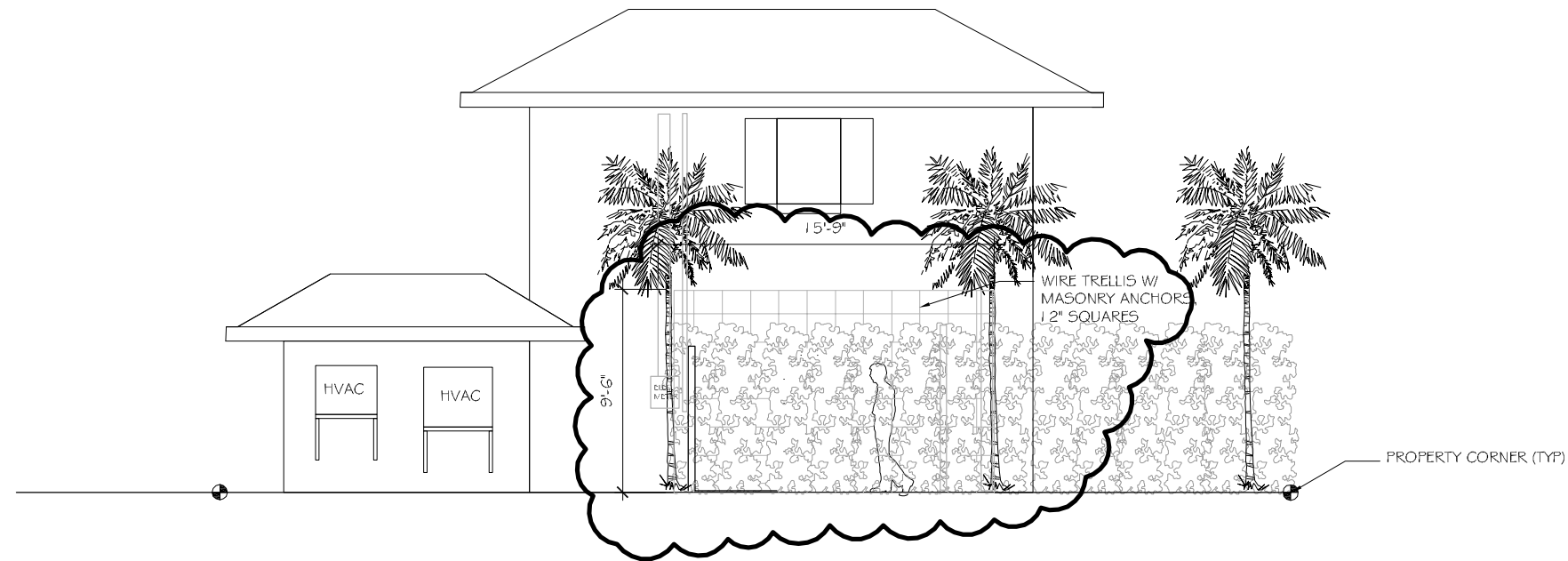
PROPOSED IRRIGATION



SCALE: 1/8" = 1'-0"
October 21st, 2024



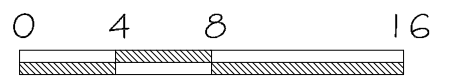
Elevation looking north



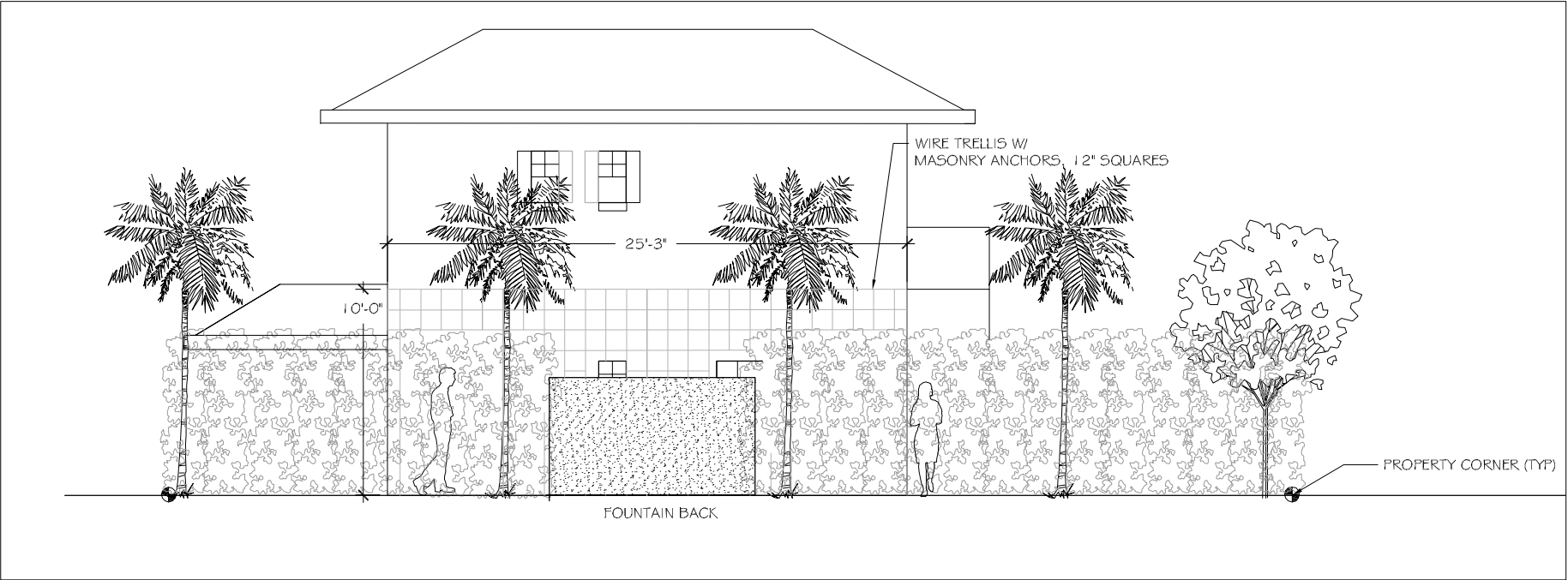
Elevation looking south



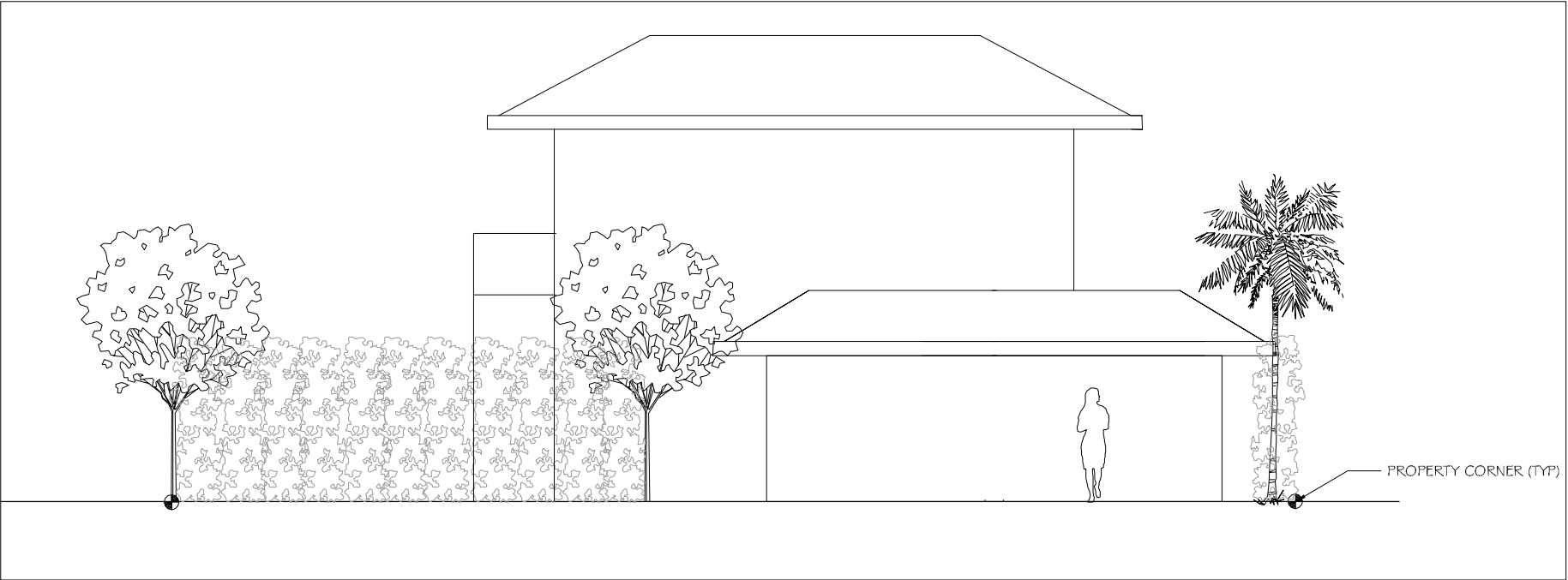
ELEVATIONS - NORTH/SOUTH



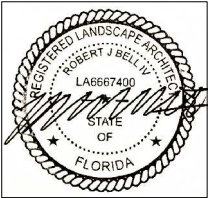
SCALE: 1/8" = 1'-0"
October 21st, 2024



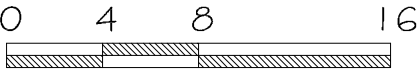
Elevation looking east



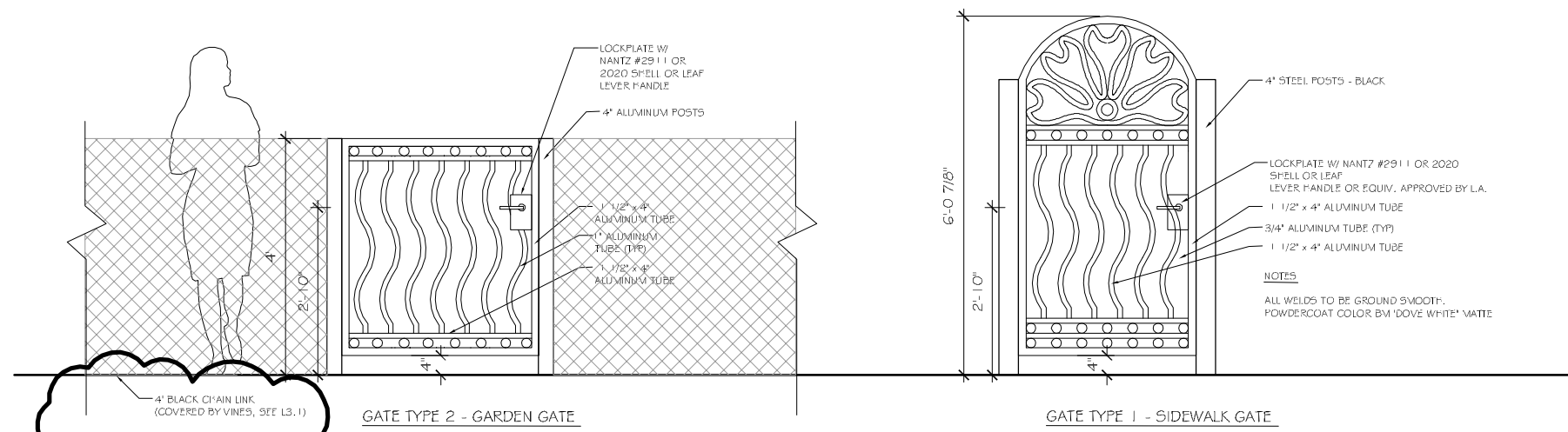
Elevation looking west



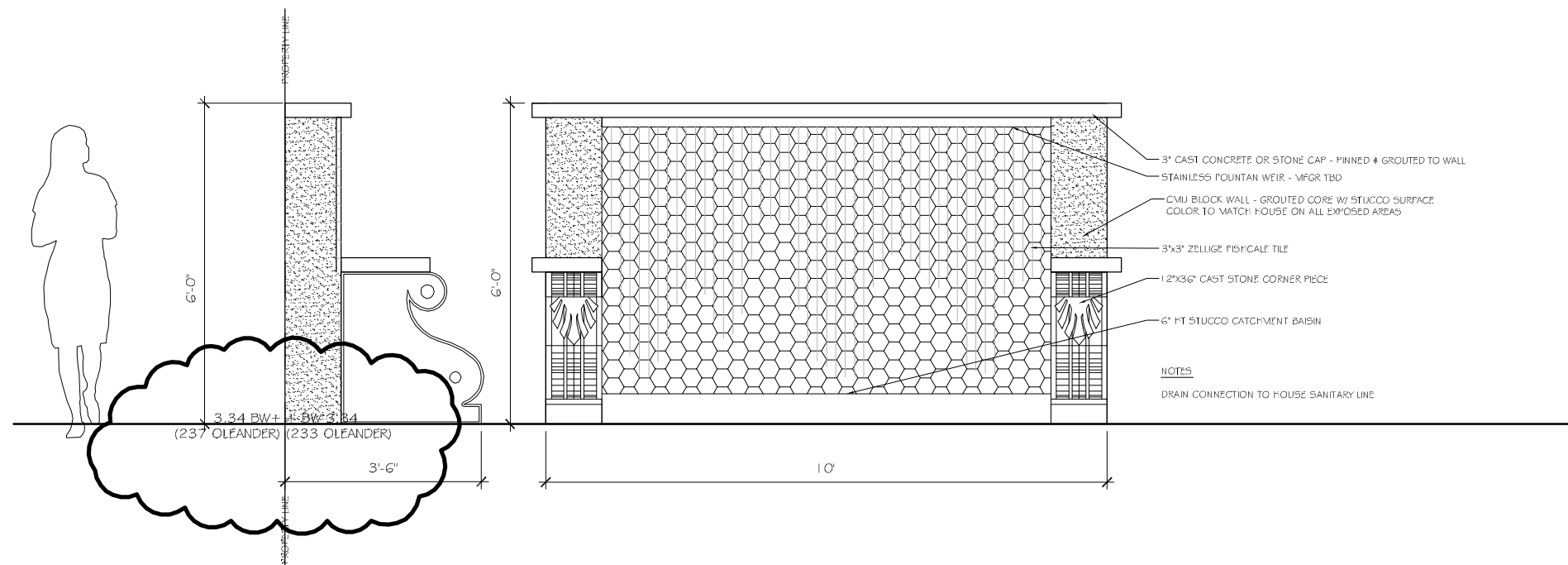
ELEVATIONS - EAST/WEST



SCALE: 1/8" = 1'-0"
October 21st, 2024



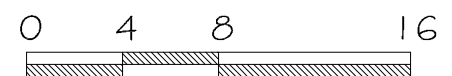
A. GARDEN GATES



B. WALL FOUNTAIN



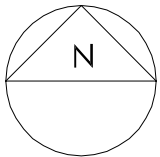
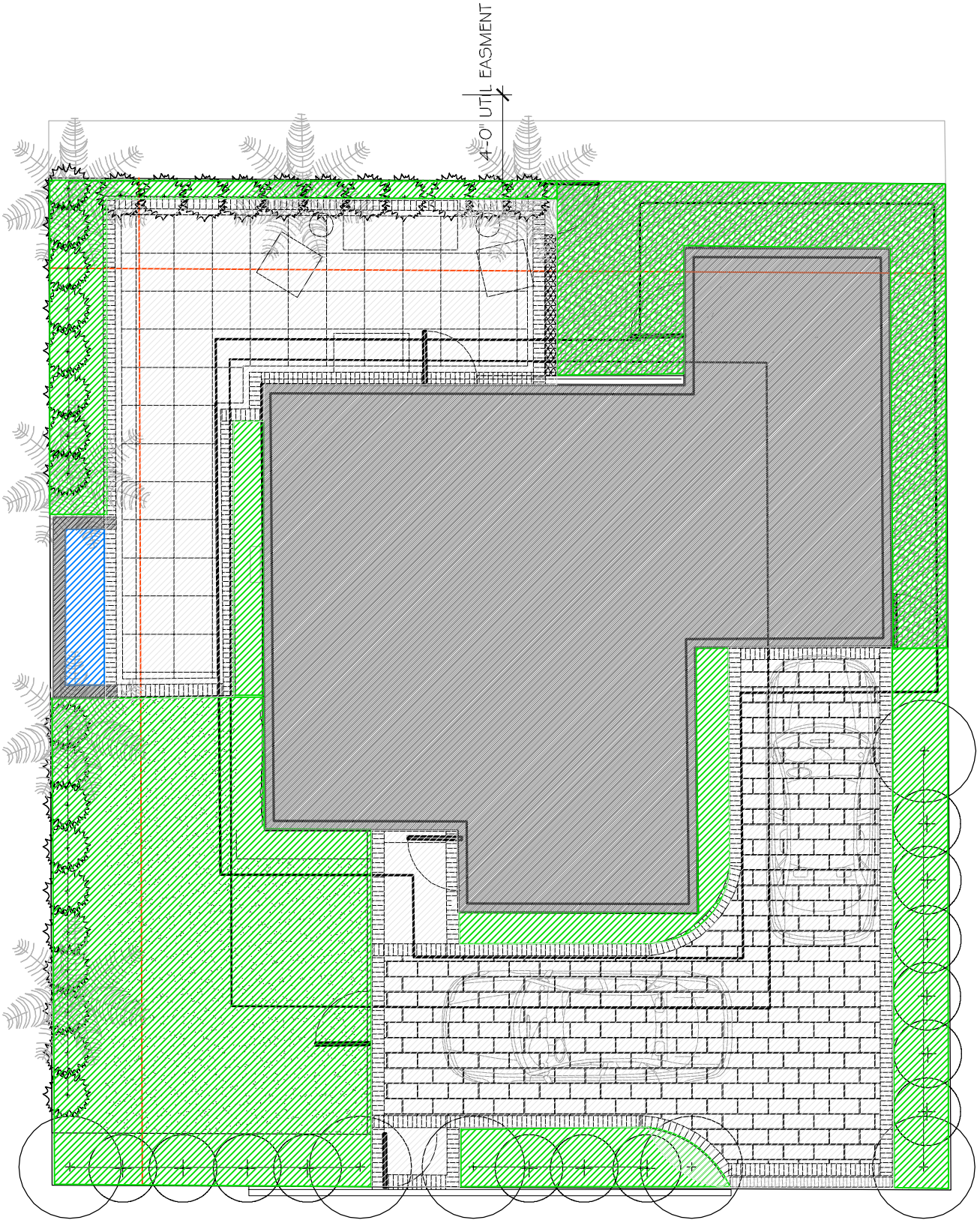
ELEVATIONS - GATES & FOUNTAIN



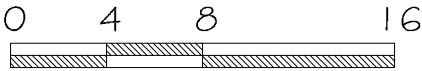
SCALE: 1/8" = 1'-0"
October 21st, 2024

Open space legend

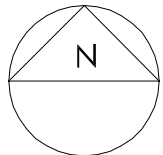
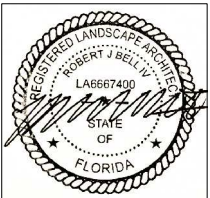
	Structures - 905 SF (32.3%)
	Hardscape - 920 SF (32.8%)
	Water feature - 20 SF (0.07%)
	Greenspace - 952 SF (34%)



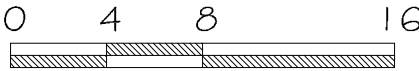
OPENSOURCE DIAGRAM



SCALE: 1/8" = 1'-0"
October 21st, 2024



LOGISTICS MAP

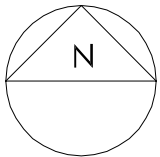
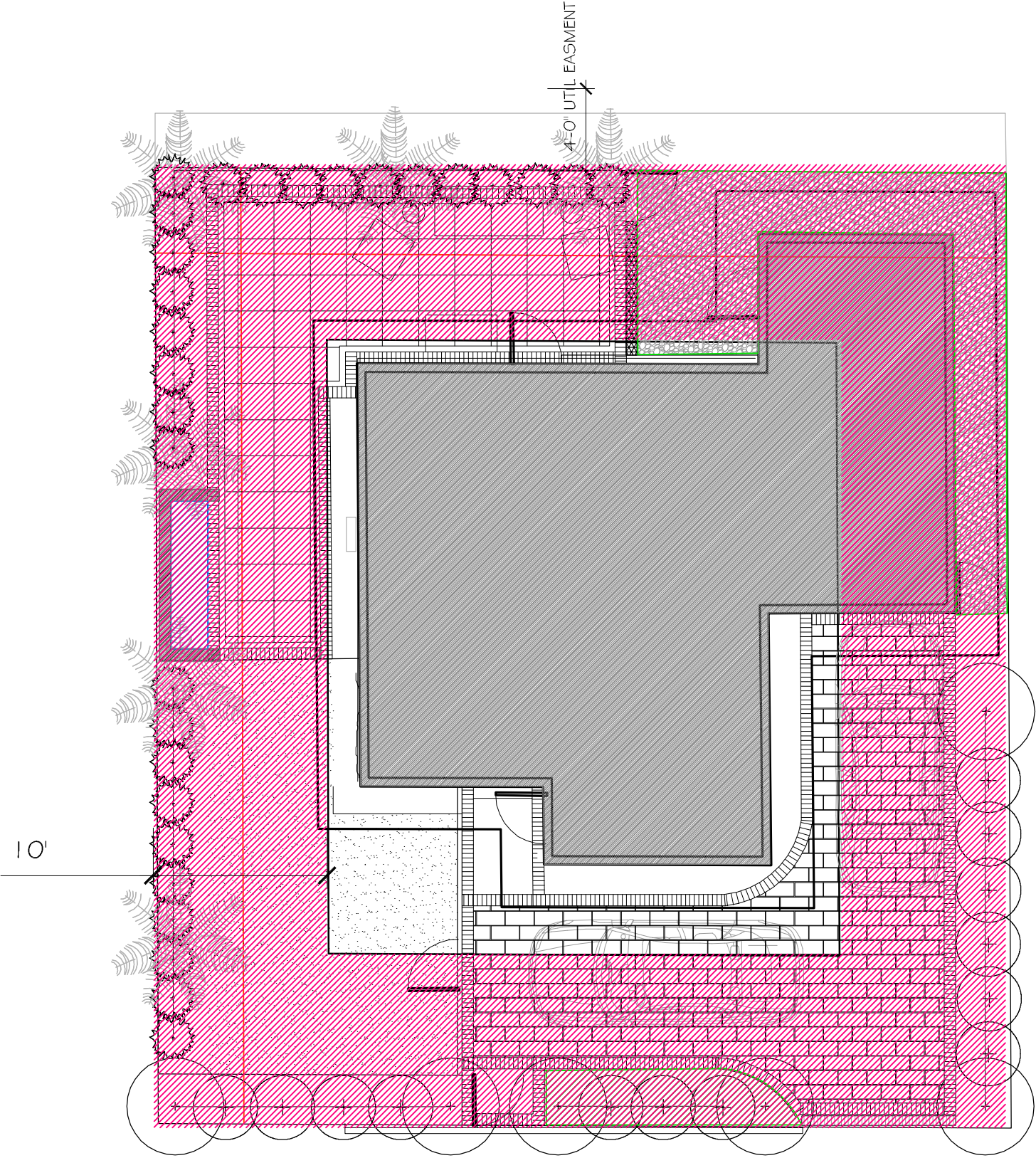


SCALE: 1/8" = 1'-0"
October 21st, 2024

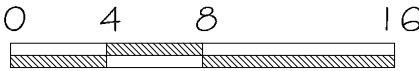
Variance legend

Structure

Area in 10' Perimeter LOI



VARIANCE DIAGRAM



SCALE: 1/8" = 1'-0"
October 21st, 2024