



**PLANNING, ZONING AND BUILDING DEPARTMENT**

Town of Palm Beach  
360 S County Rd  
Palm Beach, FL 33480

**DEVELOPMENT REVIEW COMMITTEE REPORT**

**DRC MEETING:** 1/4/18

**APPLICATION NO.:** Z-17-00056 **APPLICATION TYPE:** SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S)

**ADDRESS:** 240 WORTH AVE

**DESCRIPTION:**

The applicant, Lilly Pulitzer, is planning to open a retail store on Worth Avenue in a portion (3,952 s.f.) of the previous space occupied by Hermes. A Special Exception with Site Plan Review approval is being requested to modify the storefront facade to include a portico, modify the existing second floor of a retail space in order to remove partition walls; and enclose an exterior stairwell. Also planned is a 106 square foot pergola addition to the courtyard, new paver and a fountain. The following variance is being requested in conjunction with this application: (i) A request for a variance for lot coverage of 72.7 % in lieu of the 72 % existing and 35% maximum allowed in the C-WA Zoning District.

<u>DEPARTMENT</u>	<u>NAME/TITLE</u>	<u>DATE</u>	<u>COMMENT</u>
BUILDING OFFICIAL	William Bucklew, Building Official	12/22/2017	No Comments.
PUBLIC WORKS DEPARTMENT	Craig Hauschild, Civil Engineer	1/31/2018	A sketch of the drainage system and coordination with the Landscape Architect are required.
FIRE RESCUE DEPARTMENT	Martin DeLoach, Fire Marshal	1/9/2018	There are no Fire Code concerns with this application
PZB - PLANNING AND ARCHITECTURAL REVIEW	John Lindgren, Planning Administrator-Project Manager	1/4/2018	This project will require Landmarks Preservation Commission review and approval as a combination project.
POLICE DEPARTMENT	Benjamin Alma, Code Enforcement and Parking Manager	1/4/2018	No Comment
PZB DIRECTOR	John Page, Director, Planning, Zoning & Building	1/4/2018	Worth Avenue time restrictions prohibit any construction work until May 1. Landmarks Preservation Commission approval must be secured. Check to see that lighting and signage comply with Code requirements.
TOWN MANAGER	Jay Boodheshwar, Deputy Town Manager	1/4/2018	No Comment
PZB - ZONING	Paul Castro, Zoning Administrator	1/30/2018	I have no comments on the site plan issues, however, there appears to be no hardship for the variance request.