

# TOWN OF PALM BEACH

Information for Town Council Meeting on: April 11, 2018

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To: Mayor and Town Council

Via: Kirk Blouin, Town Manager

From: Paul W. Castro, Acting Director, Planning, Zoning & Building Department

Subject: **Z-18-00076 SITE PLAN REVIEW WITH VARIANCE(S)**  
**14 VIA VIZCAYA**

Date: April 04, 2018

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## **STAFF RECOMMENDATION**

Staff recommends that the Town Council require the applicant to meet all conditions and comments as provided for in the Development Review Comments (DRC) Report attached.

## **BACKGROUND**

An application has been received for the following project:

### **REQUEST:**

Site plan review request to allow the construction of a 7,400 square foot two-story single-family residence on a platted non-conforming lot in both width and area in the R-A Zoning District. In connection with the proposed construction, the following variance is being requested: A variance request for a one-story element rear street yard setback (south side of the property) of 15 feet in lieu of the 35-foot minimum required in the R-A Zoning District.

**ADDRESS:** 14 VIA VIZCAYA

**OWNER:** WEXLER GARY &

**OWNER'S REPRESENTATIVE:** RABIDEAU LAW PA

**PROPERTY CONTROL NO.:** 50-43-43-35-01-000-0140

**ZONING DISTRICT:** R-A Estate Residential

**LEGAL DESCRIPTION:** VIA VIZCAYA LT 14

Staff recommends that the Town Council consider the presentations by the applicant and Staff, as well as the report of the Development Review Committee (attached) and comments from interested parties regarding the application.

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Attachment

cc: John C. Randolph, Town Attorney  
pf & zf