



PLANNING, ZONING AND BUILDING DEPARTMENT

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

DEVELOPMENT REVIEW COMMITTEE REPORT

DRC MEETING: 2/27/18

APPLICATION NO.: Z-18-00074 **APPLICATION TYPE:** VARIANCE(S)

ADDRESS: 17 GOLFVIEW RD

DESCRIPTION:

The applicant is proposing to construct a 224 square foot pool cabana and a 175 square foot awning in the rear of the property that will require the following variances: 1. Landscaped open space of 46% in lieu of the 48.7% existing and the 50% minimum required in the R-A Zoning District. 2. Lot coverage of 31% in lieu of the 29.10% existing and the 25% maximum allowed in the R-A Zoning District. 3. Rear yard setback of 8.83 feet in lieu of the 10 foot minimum required for an unenclosed accessory structure in the R-A Zoning District.

<u>DEPARTMENT</u>	<u>NAME/TITLE</u>	<u>DATE</u>	<u>COMMENT</u>
BUILDING OFFICIAL	William Bucklew, Building Official	3/6/2018	No comments.
PUBLIC WORKS DEPARTMENT	Craig Hauschild, Civil Engineer	4/5/2018	The required sketch of a Stormwater System and coordination with Landscape Architect have been provided. Elevations and calculation need to be in NAVD-88. The exfiltration calculations are not checked at this level of review.
FIRE RESCUE DEPARTMENT	Martin DeLoach, Fire Marshal	3/7/2018	No fire code concerns
PZB - PLANNING AND ARCHITECTURAL REVIEW	John Lindgren, Planning Administrator-Project Manager	4/5/2018	The project will require review and approval by the Landmarks Preservation Commission (LPC) as a combination project.
POLICE DEPARTMENT	Benjamin Alma, Code Enforcement and Parking Manager	2/26/2018	No Comment
PZB DIRECTOR			No Comment
TOWN MANAGER	Jay Boodheshwar, Deputy Town Manager	2/27/2018	No Comment
PZB - ZONING	Paul Castro, Zoning Administrator	2/27/2018	There is no hardship to approve the requested variances. If approved, a condition of approval should be that an easement be dedicated or equivalent Agreement to the Town's satisfaction in order to facilitate utility undergrounding. This should be done prior to the issuance of a building permit.