



# TOWN OF PALM BEACH

## Minutes of the Town Council Meeting Held on June 13, 2018

### I. CALL TO ORDER AND ROLL CALL

The Development Review Town Council Meeting was called to order on Wednesday, June 13, 2018, at 10:30 a.m. in the Town Council Chambers. On roll call, all of the elected officials were found to be present.

### II. INVOCATION AND PLEDGE OF ALLEGIANCE

Deputy Clerk Ruderman gave the invocation. Council President Moore led the Pledge of Allegiance.

Deputy Clerk Ruderman swore in all those who would be providing testimony.

### III. COMMENTS OF MAYOR GAIL L. CONIGLIO - None

### IV. COMMENTS OF TOWN COUNCIL MEMBERS

Council Member Araskog thanked the Citizen's Association for their efforts in presenting the Hurricane Preparedness Seminar.

### V. COMMUNICATIONS FROM CITIZENS

Anita Seltzer, 44 Cocoanut Way, spoke about the Recreation Center project.

Discussion took place on Resolutions 63-2018 and 76-2018 that were passed at the June 12, 2018 Regular Town Council meeting.

### VI. APPROVAL OF AGENDA

The following changes were

DEFERRALS: The following items were deferred to the July 11, 2018 Town Council meeting:

- Item No. VII.C.1.a., Z-00058 Special Exception with Site Plan Review

- Item No. VII.C.1.c., Z-18-00084 Variances

- Item No. VII.C.2.a., Z-18-00094 Special Exception with Site Plan Review and Variances

- Item No. VII.C.2.b., Z-18-00096 Variances

1 - Item No. VII.C.2.c., Z-18-00097 Site Plan Review

2 - Item No. VII.C.2.f., Z-18-00100 Variances

3 The following item was deferred to the August 15, 2018 Town Council meeting:

4  
5 - Item No. VII.C.1.b., Z-17-00066 Modified Site Plan Review

6 WITHDRAWN

7 - Item No. VII.A.1., ARCOM Appeal; 446 North Lake Way

8 - Item No. VII.C.1.d., Z-18-00093 Special Exception With Site Plan Review and  
9 Variances

10 **Motion was made by Council Member Crampton, and seconded by President Pro Tem**  
11 **Zeidman, to approve the agenda, as amended above. On roll call, the motion carried**  
12 **unanimously.**

13  
14 VII. DEVELOPMENT REVIEWS

15  
16 A. Appeals

17  
18 ARCOM Appeal  
19 446 North Lake Way  
20 Case # 054-2017  
21  
22

23 *Item withdrawn.*

24  
25 B. Time Extensions and Waivers

- 26  
27 1. Waiver of Town Code Section 42-199, For Extended Working Hours  
28 Royal Poinciana Project – Testa's

29  
30 Ex-parte communications were declared by Mayor Coniglio and President Pro Tem  
31 Zeidman.

32  
33 Acting Director Castro provided details of the project.

34  
35 Cody Crowell of the Frisbie Group provided additional information.

36  
37 Discussion took place about approval of neighboring properties and the  
38 Maintenance of Traffic Plan.  
39

40 **Motion was made by Council Member Crampton, and seconded by President Pro Tem**  
41 **Zeidman, to approve the waiver of Town Code Section 42-199, for extended working**  
42 **hours at Royal Poinciana Plaza (Testa's). On roll call, the motion carried unanimously.**

- 43  
44 2. Waiver of Town Code Section 42-199, For Extended Working Hours at the  
45 Breakers Golf Course

46  
47 Ex-parte communications were declared by President Pro Tem Zeidman and  
48 Council Member Lindsay. Council President Moore recused herself from the  
49 discussion due to a conflict of interest.

Attorney Crowley provided details of the project.  
Mr. Castro provided Staff comments.

Discussion took place on surrounding neighborhoods and how they would be affected by the noise.

**Motion was made by Council Member Araskog, and seconded by Council Member Crampton to approve the waiver of Town Code section 42-199, for extended working hours at the Breakers golf course Monday through Friday from 7:00 a.m. to 6:00 p.m. No work before 8:00 a.m. on the 1<sup>st</sup> green and entire 7<sup>th</sup> hole; and the entire 6<sup>th</sup>, 7<sup>th</sup> and 8<sup>th</sup> holes to the south property line of the Breakers Golf Course. Saturday work hours are 7:00 a.m. to 5:00 p.m. but no work can occur on the entire 7<sup>th</sup> and 8<sup>th</sup> holes to the south property line of the Breakers Golf Course. No work on Saturday can occur before 9:00 a.m. on the 1<sup>st</sup> green, and the entire 6<sup>th</sup> or 17<sup>th</sup> holes.**

**The conditions of approval are as follows:**

**The Breakers is required to notify the neighbors of the new hours. If neighbors within the notice area complain about the 7:00 a.m. start time, the work must stop between 7:00 a.m. and 8:00 a.m.**

**If there are any valid complaints from an abutting neighbor about Saturday work within an area of the golf course, that area of the validated complaint must cease work on Saturday unless and until the Town Council reapproves the Saturday hours in that area. Valid complaints would be: a substantiated noise complaint; a substantiated complaint of working in the areas prohibited as identified above; and/or substantiated work outside of the hours permitted in this approval. On roll, call the motion called unanimously with Council President Moore absent.**

Anita Seltzer, 44 Cocoanut Row, requested that 44 Cocoanut Row (holes 1 and 17) be included in the above work hours.

Alex Gilmurry of the Breakers clarified that holes 1 and 17 are almost completed and have approximately two more weeks of work. The motion was amended to keep holes 1 and 17 at normal working hours (8:00 a.m. to 6:00 p.m.)

## C. Variances, Special Exceptions, and Site Plan Reviews

### 2. Old Business

a.Z-17-00058 SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND VARIANCE(S) Zoning District: R-C Medium Density Residential The application of GILBERT MARK D &, Owner, relative to property located at **323 CHILEAN AVE**, legal description on file, is described below. 1) A variance request to allow construction of a new 5,393.45 square foot, two story single family residence on a parcel that is 9,375 square feet in area in lieu of the 10,000 square foot minimum required in the R-C Zoning District. The proposal is to replicate the previously approved renovation of the landmarked residence. The Town Council and Landmarks Preservation Commission approved the project in January 2017. 2) A variance request to allow a 7.28 foot west side yard setback in lieu of the 10 foot minimum required in the R-C Zoning District for the new two (2) car garage. [Applicant's Representative: Maura Ziska Esq]

1 [Landmark Preservation Commission Recommendation: Implementation of the  
2 proposed special exception, site plan review and variances will not cause  
3 negative architectural impact to the subject landmarked property. Carried 4-3.  
4 The Landmarks Commission deferred this project to the May 16, 2018 meeting  
5 at the request of the attorney. Carried 7-0.]  
6

7 *Item deferred to the July 11, 2018 Town council meeting.*  
8

9 b.Z-17-00066 MODIFIED SITE PLAN REVIEW

10 Zoning District: C-TS Town-Serving Commercial The application of VIA 313  
11 1/2 WORTH AVENUE LTD, Owner, relative to property located at **313 1/2**  
12 **WORTH AVE SUITE: SITE**, legal description on file, is described below. 1.  
13 Request for special exception approval to allow a two (2) story trellis. 2.  
14 Request site plan review to modify the Via Bice as follows: a. new mosaic  
15 pavers in the Via; b. New 2,240 square foot 2 story trellis with retractable  
16 awning above; c. New landscaping and lighting; d. New stone entry with  
17 awning on Peruvian Avenue; e. Removal of existing canvas awnings f. New  
18 37.5 square foot addition to existing bay window. [Applicant's Representative:  
19 Maura Ziska Esq] [The Architectural Commission generally thought the  
20 redesign was a positive step forward in the right direction. Some of the topics  
21 debated by the Commissioners were the following: 1) Whether the front façade  
22 was too modern and fit into the area, 2)Whether the pergolas took away from  
23 the Via, 3) Whether the tile pattern on the floor was the correct design. They  
24 all agreed that accessibility at the entrance was necessary. The Architectural  
25 Commission deferred the project for one month to the May 23, 2018 meeting.  
26 Carried 6-1.]  
27  
28

29 *Item deferred to the August 15, 2018 Town council meeting.*  
30

31 c.Z-18-00084 VARIANCE(S) The application of FRIEDMAN LORRAINE L  
32 TRUST &, Owner, relative to property located at **901 N OCEAN BLVD**, legal  
33 description on file, is described below. 1) Variances to allow the construction  
34 of a new 16,087 square foot two story main residence with a point of  
35 measurement of 22.5 foot North American Vertical Datum ("NAVD") in lieu of  
36 the 15.9 foot NAVD maximum allowed for the following: a. Overall building  
37 height; b. Building height; c. Building height plane 2) A variance to allow a 6  
38 foot tall wall along the edge of the site triangle easement and within the front  
39 yard setback that would not have a 36 inch continuous hedge as required for a  
40 wall exceeding 4 feet in height. [Applicant's Representative Maura Ziska Esq]  
41 [Architectural Review Commission Recommendation: Implementation of the  
42 proposed variances will not cause negative architectural impact to the subject  
43 property. Carried 4-3. The Architectural Commission deferred the project for  
44 one month to the May 23, 2018 meeting. Carried 7-0.]  
45

46 *Item deferred to the July 11, 2018 Town council meeting.*  
47

48 d.Z-18-00093 SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND  
49 VARIANCE(S) The application of PALM V ASSOCIATES LIMITED  
50 PARTNERSHIP(BURT HANDELSMAN), Applicant, relative to property located  
51 at **240 WORTH AVE SUITE: 200**, legal description on file, is described below.

1 Site Plan Review with Special Exception is being requested to make  
2 modifications and improvements to the southeast area of the courtyard (Unit  
3 200) by reconstructing an exterior staircase to access the second floor and  
4 roof which will require the following variances: 1) Lot coverage of 79.1% in lieu  
5 of the 78.7% existing and the 35% maximum allowed in the C-WA Zoning  
6 District; and 2) Rear yard setback of 4.9 feet in lieu of the 10 foot minimum  
7 required in the C-WA Zoning District. [Applicant's Representative: Maura Ziska  
8 Esq] [Landmark Preservation Commission Recommendation: Implementation  
9 of the proposed variances will not cause negative architectural impact to the  
10 subject landmarked property with the condition that extra extension to the roof  
11 is removed. Carried 7-0.]

12  
13 *Item withdrawn.*

14 e. Z-17-00046 SPECIAL EXCEPTION Iberiabank: 180 Royal Palm Way  
15 Town-Serving Confirmation  
16 Attorney Broberg provided details of the project.

17  
18 **Motion was made by Council Member Crampton, and seconded by President Pro Tem**  
19 **Zeidman, that Special Exception Z-17-00046 shall be granted, based upon the finding**  
20 **that such grant will not adversely affect the public interest and that the applicable**  
21 **criteria set forth in Section 134-229 of the Town Code have been met. In addition,**  
22 **Iberiabank does not have to come back to council for further approval. On roll call, the**  
23 **motion carried unanimously.**

24  
25 2. New Business

26  
27 a. Z-18-00094 SPECIAL EXCEPTION WITH SITE PLAN REVIEW AND  
28 VARIANCE(S) The application of 916 SOUTH OCEAN BOULEVARD LLC  
29 (BRIAN STOCK, MANAGER), Applicant, relative to property located at **916**  
30 **S OCEAN BLVD**, legal description on file, is described below. 1. 134-227  
31 and 134-1474. Request for site plan approval and special exception to  
32 permit construction of a new 500 square foot beach cabana on the portion  
33 of the property lying east of S. Ocean Blvd. 2. 134-843(a)(7) and 134-  
34 843(a)(10). Request for a zero datum (point of measurement) for the  
35 construction of the proposed two story house of 21.5 feet National Geodetic  
36 Vertical Datum ("NGVD") in lieu of 17.4 feet NGVD allowed by Code. A  
37 building height plane variance and building height variance is requested in  
38 order to permit this new zero datum. [Applicant's Representative: Tim  
39 Hanlon Esq.] [The Architectural Commission deferred the project to the May  
40 23, 2018 meeting. Carried 7-0.]

41  
42 *Item deferred to the June 13, 2018 Town council meeting.*

43  
44 b. Z-18-00096 VARIANCE(S) Zoning District: R B Low Density Residential  
45 The application of Thomas J. Harrington, as Trustee of the 1558 NORTH  
46 OCEAN WAY REALTY TRUST u/a/d March 3, 2017 and Thomas J.  
47 Harrington, as Trustee of the 1558 NORTH OCEAN WAY REALTY TRUST  
48 u/a/d March 2, 2017, Applicant, relative to property located at 1558 N  
49 OCEAN WAY, legal description on file, is described below. Construction of

1 a 1,809 square foot, two story, guesthouse on a lot having an area of  
2 29,145 square feet, thereby requiring front and rear yard setbacks and  
3 building height plane provisions to comply with those provisions of the R A  
4 Zoning District despite the fact that that the subject property is located in  
5 the R B Zoning District. In connection with the proposed construction, the  
6 following variances are being requested: a. Section 134 843( a)(5): A  
7 request for a variance for the existing house with a front yard setback (east  
8 side of the property) of 32 feet in lieu of the 35 foot minimum required in the  
9 R A Zoning District. b. Section 134 157 (6): A request for a variance for the  
10 proposed guesthouse with a rear yard street side setback (west side of the  
11 property) of 30 feet in lieu of the 35 foot minimum required in the R A  
12 Zoning District. c. Section 134 843(a)(7): A request for a variance for the  
13 proposed guest house with a building height plane (west side of the  
14 property) of 30 feet in lieu of the 38 foot minimum required in the R A  
15 Zoning District. [Applicant's Representative David E. Klein Esq]  
16 [Architectural Review Commission Recommendation: Implementation of the  
17 proposed variances for the rear yard setback and building height plane will  
18 cause negative architectural impact to the subject property; and  
19 implementation of the proposed variance for the existing home will not  
20 cause negative architectural impact to the subject property. Carried 6-1.  
21 The Architectural Review Commission deferred the project for one month to  
22 the June 27, 2018 meeting. Carried 7-0.] Request for Deferral Per Letter  
23 Dated June 8, 2018 from David E. Klein  
24

25 *Item deferred to the July 11, 2018 Town council meeting.*  
26

27 c. Z-18-00097 SITE PLAN REVIEW Zoning District: R B Low Density  
28 Residential The application of 232 Bahama Lane, LLC (Manager of 232  
29 Bahama Lane, LLC: Manager I, LLC. Manager of Manager I, LLC: E.  
30 Llwyd Ecclestone, Jr.), Applicant, relative to property located at 232  
31 BAHAMA LN, legal description on file, is described below. Site Plan  
32 Review to allow the construction of a 4,300 square foot, two story, single-  
33 family house on a non conforming platted lot, which is 90 feet in depth in  
34 lieu of the 100 foot depth required in the R B Zoning District. [Applicant's  
35 Representative David E. Klein Esq] [The Architectural Review Commission  
36 deferred the project for one month to the June 27, 2018 meeting. Carried 7-  
37 0.] Request for Deferral to the July 11, 2018 Town Council Meeting Per  
38 Letter Dated May 31, 2018 from David E. Klein  
39

40 *Item deferred to the July 11, 2018 Town council meeting.*  
41

42 d. Z-18-00098 VARIANCE(S) Zoning District: R B Low Density Residential  
43 The application of GRISWOLD ALEXANDER H., Applicant, relative to  
44 property located at 249 MONTEREY RD, legal description on file, is  
45 described below. The subject property is 21,200 square feet in total area.  
46 The applicant is requesting a variance to split the lot, which would result in  
47 a non conforming east side yard setback for the existing house. The two  
48 resulting lots would have the following areas: East lot - 10,200 square feet;  
49 and the West lot 11,000 square feet. Both parcels would exceed the  
50 minimum area requirement in the R B Zoning District, which is 10,000

1 square feet. All improvements will be removed from the East lot and the  
2 following variances are being requested in order to split the properties and  
3 return the West lot back to its previous condition: 1. An east side yard  
4 setback of 10.67 feet in lieu of the 15 foot minimum required in the R B  
5 Zoning District for the two story portion of the house. 2. An east side yard  
6 setback of 10.67 feet in lieu of the 12.5 foot minimum required in the R B  
7 Zoning District for the one story portion of the house. [Applicant's  
8 Representative Maura Ziska Esq]

9  
10 Ex-parte communications were declared by Council Member Araskog,  
11 Mayor Coniglio, Council President Moore, President Pro Tem Zeidman, and  
12 Council Member Lindsay.

13  
14 Attorney Ziska provided details of the project.

15  
16 Design professional Forrest provided additional details.

17  
18 Mr. Castro provided Staff comments.

19  
20 Discussion took place on the hardship, the non-conformance of the  
21 property, potential landmarking of the property, if the owner would  
22 consider a deed restriction as a condition of the variance, and if the project  
23 should be deferred to the Architectural Commission.

24  
25 **Motion was made by Council Member Crampton, and seconded by Council Member**  
26 **Araskog to refer the project to the Architectural Commission for their review before**  
27 **returning to Town Council. On roll call, the motion carried unanimously.**

28  
29 Anita Seltzer, 44 Cocoanut Row, inquired about the architect for the  
30 project.

31  
32 e. Z-18-00099 VARIANCE(S) Zoning District: R C Medium Density  
33 Residential The application of Bryan Donahue, PLA (for GAMBILL BEN S.  
34 - owner), Applicant, relative to property located at 353 CHILEAN AVE,  
35 legal description on file, is described below. Modification to Variance # 57-  
36 94 to increase the approved wall height from 7.5' to 10' along the north  
37 property line in lieu of the maximum code allowed height of 6' as  
38 measured from the crown of road in the street side yard setback for the  
39 west 25' of wall, and the maximum code allowed 7' as measured from the  
40 adjacent grade in the rear yard setback for the remaining portion of the  
41 wall. [Applicant's Representative Bryan Donahue]

42  
43 No ex-parte communications were declared.

44  
45 Architect Donahue provided details of the project.

46  
47 Mr. Castro provided Staff comments.

48  
49 Discussion took place on considering approval for this property owner  
50 only. If duplex were ever to be torn down the variance would be null.

1  
2 **Motion was made by Council Member Crampton and seconded by President Pro Tem**  
3 **Zeidman, that Variance Z-18-00099 shall be granted, and find, in support thereof, that all**  
4 **of the criteria applicable to this application as set forth in Section 134-201(a), items 1**  
5 **through 7 have been met with the caveat that the owner will provide a utility easement if**  
6 **necessary, satisfactory to the Town of Palm Beach, prior to building permit issuance.**  
7 **On roll call, the motion carried unanimously.**

8  
9 f. Z-18-00100 VARIANCE(S) Zoning District: R A Estate Residential The  
10 application of Nedim Soylemez (contract purchaser), Applicant, relative to  
11 property located at 1030 S OCEAN BLVD, legal description on file, is  
12 described below. 1. Request for a variance to allow the construction of a  
13 new 13,049 square foot two-story residence with a point of measurement  
14 of 17.17 feet North American Vertical Datum ("NAVD") in lieu of the 15.16  
15 foot NAVD maximum allowed for the (i) overall building height and (ii)  
16 building height. 2. A request to have a building height plane setback 53.16  
17 feet in lieu of the 69 foot minimum setback required for the gable end  
18 pediment architectural feature. [Applicant's Representative Maura Ziska  
19 Esq] [Architectural Review Commission Recommendation: Implementation  
20 of the proposed variances will not cause negative architectural impact to  
21 the subject property. Carried 4-3. The Architectural Review Commission  
22 deferred the project for one month to the June 27, 2018 meeting. Carried  
23 7-0.] Request for Deferral to the July 11, 2018 Town Council Meeting Per  
24 Letter dated June 5, 2018 from Maura Ziska

25  
26 *Item deferred to the July 11, 2018 Town council meeting.*

27  
28 g. Z-18-00103 SPECIAL EXCEPTION WITH SITE PLAN  
29 REVIEW AND VARIANCE(S) Zoning District: R B Low Density Residential  
30 The application of SAILFISH CLUB OF FLORIDA INC, Applicant, relative  
31 to property located at 1338 N LAKE WAY SUITE: SITE, legal description  
32 on file, is described below. 1. A request for special exception approval with  
33 site plan review to allow the following modifications to the Sailfish Club  
34 property: Expand kitchen 505 square feet to the east into existing service  
35 area (wall and parapet roof will be extended); create a 157 square foot  
36 walkway from existing parking lot to existing electrical room and new  
37 generator room for service access. Pool deck renovation to include:  
38 replace existing pool deck floor with new floor finishes, eliminate cabanas  
39 and replace with new locker rooms, new cabanas, youth recreation rooms  
40 and seating area, add covered walkway from north side of pool deck to  
41 south side of pool deck, awnings to the west side of the pool deck and  
42 north side of existing pool deck between existing terrace and dining area  
43 (see roof plan), add a 704 square foot sun deck on the southwest side of  
44 the pool deck; Install 150 KW generator in a 325 square foot building on  
45 east side of the building; Replace wood shake roof with new roof to match  
46 existing. 2. A variance is being requested to allow a decrease in  
47 landscaped open space to 19.2 % in lieu of the 20.1 % existing and 45%  
48 minimum required in the R B Zoning District. [Applicant's Representative  
49 Maura Ziska Esq] [Architectural Review Commission Recommendation:  
50 Implementation of the proposed special exception, site plan review and



variances will not cause negative architectural impact to the subject property. Carried 7-0. The Architectural Review Commission approved the project. Carried 7-0.]

Ex-parte communications were declared by Council Member Araskog, Mayor Coniglio, Council President Moore and Council Member Lindsay.

Attorney Ziska provided details of the project.

Mr. Castro provided Staff comments.

Discussion took place on green space and hardship.

**Motion was made by Council Member Crampton and seconded by President Pro Tem Zeidman, that Variance Z-18-00103 shall be granted, and find, in support thereof, that all of the criteria applicable to this application as set forth in Section 134-201(a), items 1 through 7 have been met as modified to eliminate the walkway. On roll call, the motion carried 3-2 with Council Members Araskog and Lindsay dissenting.**

**Motion was made by Council Member Crampton, and seconded by President Pro Tem Zeidman, that Site Plan No. Z-18-00103 be approved, based upon the finding that the approval of the site plan will not adversely affect the public interest and that the Council certifies that the specific zoning requirements governing the individual use have been met and that satisfactory provision and arrangement has been made concerning Section 134-329, items 1 through 11. On roll call, the motion carried unanimously.**

**Motion was made by Council Member Crampton, and seconded by President Pro Tem Zeidman, Special Exception No. Z-18-00103 shall be granted, based upon the finding that such grant will not adversely affect the public interest and that the applicable criteria set forth in Section 134-229 of the Town Code have been met. On roll call, the motion carried unanimously.**

## VIII. ORDINANCES

### A. First Reading

1. ORDINANCE NO. 11-2018 An Ordinance Of The Town Council Of The Town Of Palm Beach, Palm Beach County, Florida, Amending The Town Code Of Ordinances At Chapter 134, Zoning, As Follows: At Article I, In General, Section 134-2, Definitions And Rules Of Construction, By Modifying Building, Height Of (Applicable Only In The R-B Districts) To Correct The Definition's Intent And Building Height Of, Corner Lot To Correct A Scriveners Error Which Inadvertently Eliminated Language In The Definition Related To The Definition's Applicability To The R-B Zoning District; Article II, Administration, Section 134-172, Hearing Procedure, Section 134- 328, Review By Director Of Planning, Zoning And Building Or His/Her Designee And Section 134-330. Action By Town Council; Deviations; Time Limit For Beginning Work, To Increase The Notice Requirements For Special Exceptions, Variances And Site Plan Reviews That Are An Intensification Of Use Or For Off-Street Parking Variances; To Require The Legal Notices To Be Mailed By The Applicant; And To Allow 36 Months To Commence Work By The Issuance Of A Building Permit Related To The Zoning Application; Section 134-532, Public Hearings, To Add A 300 Foot Mailing Notice And Legal

Advertising Requirement For PUD Applications; Providing For Severability; Providing For Repeal Of Ordinances In Conflict; Providing For Codification; Providing An Effective Date.

**Motion was made by Council Member Araskog and seconded by Council Member Crampton to approve Ordinance No. 11- 2018, on first reading with one small grammatical change. On roll call, the motion carried unanimously.**

IX. ANY OTHER MATTERS

A. Stop Work Order Under 3-Strike Rule 223 Orange Grove Road

Ex-parte communications were declared by Council President Moore and Council Member Lindsay.

Mr. Castro provided the details of the stop work order.

Homeowner, Reid Boren, provided additional information.

Attorney Ball, stated that the homeowners are agreeable to all terms set forth by the Town except for containing all parking on site until the completion of the project. An on-site parking manager has been hired to help control the situation. She requested a Right of Way permit and one or two construction parking permits.

Deputy Clerk Ruderman swore in Mr. Steve Davis, the contractor for the project.

Mr. Davis explained upcoming phases of the project, which should take approximately 8-9 weeks.

Discussion took place on on-site parking.

Public Works Director Brazil explained the necessity for Public Works to issue Construction Parking Permits, delivery permits and Right of Way permits.

**Motion was made by Council Member Araskog, and seconded by Council Member Crampton, to conditionally approve the request to lift the Stop Work Order as requested. In addition, Public Works has the right to issue permits as necessary. On roll call, the motion carried unanimously.**

B. Discussion of the Lot Split Administrative Approval Process in Chapter 110, Subdivisions, in the Code of Ordinances.

Mr. Castro provided details of this process.

Discussion took place on whether or not conditions / limitations may be placed on owners in order to split a lot.

**It was the consensus of the Town Council to continue with the current administrative processing of lot splits.**

1 C. Discussion on \$20,000 donation offer for legal study of county, state and local  
2 roads.

3  
4 **It was the consensus of the Town Council to hold off on the donation until the Public**  
5 **Works Committee completes their study.**

6 X. ADJOURNMENT

7  
8 There being no further business, the Development Review Town Council meeting of  
9 June 13, 2018 was adjourned at 1:19 p.m.

APPROVED:

\_\_\_\_\_  
Danielle H. Moore, Town Council President

ATTEST:

\_\_\_\_\_  
Kathleen Ruderman, Deputy Town Clerk