



PLANNING, ZONING AND BUILDING DEPARTMENT

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

DEVELOPMENT REVIEW COMMITTEE REPORT

DRC MEETING: 11/29/18

APPLICATION NO.: Z-18-00161 **APPLICATION TYPE:** SITE PLAN REVIEW

ADDRESS: 1404 N LAKE WAY

DESCRIPTION:

Special Exception with Site Plan Review to allow the construction of a 9,263 square foot two-story, single family residence on a non-conforming lot that is 110 feet in width in lieu of the 125 foot minimum required and 19,563 square feet in area in lieu of the 20,000 square foot minimum required 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	11/29/2018	No comments at this time.
PUBLIC WORKS DEPARTMENT	Craig Hauschild, Civil Engineer	12/27/2018	The Stormwater Management System designed meets Town's adopted level of service.
FIRE RESCUE DEPARTMENT	Martin DeLoach, Fire Marshal	11/16/2018	10-foot utility undergrounding easement requested is shown on plans. No fire code concern with the proposed project on lot size.
PZB - PLANNING AND ARCHITECTURAL REVIEW	John Lindgren, Planning Administrator-Project Manager	12/4/2018	Application will require Architectural Commission (ARCOM) review and approval as a major combination project.
POLICE DEPARTMENT	Benjamin Alma, Code Enforcement and Parking Manager	11/13/2018	No Comment
PZB DIRECTOR	Josh Martin, Director, Planning, Zoning and Building	11/29/2018	No comments.
PZB - ZONING	Paul Castro, Zoning Administrator	1/31/2019	The proposed house meets all Zoning Code regulations with the exception of the nonconforming lot issue. I have no comments.