

# TOWN OF PALM BEACH

Information for Town Council Meeting on: June 10, 2020

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To: Mayor and Town Council

From: Wayne Bergman, Acting Director, Planning, Zoning & Building Department

Subject: **Z-20-00252 VARIANCE(S)**  
**228 NIGHTINGALE TRL**

Date: May 26, 2020

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## **BACKGROUND**

An application has been received for the following project:

### **REQUEST:**

Section 134-894(7): The applicant is requesting an east side yard setback of 10.66 feet in lieu of the 12.5 foot minimum side yard setback required in the R-B Zoning District in order to construct a 380 square foot bedroom addition on the front of the residence. The cost of construction for the addition will be less than 50 percent of the market value of the home thus the work will not trigger a FEMA compliance issue.

**ADDRESS:** 228 NIGHTINGALE TRL

**OWNER:** WREN WINSTON D &

**OWNER'S REPRESENTATIVE:** KOCHMAN AND ZISKA

**PROPERTY CONTROL NO.:** 50-43-43-03-09-000-0471

**ZONING DISTRICT:** R-B Low Density Residential

**LEGAL DESCRIPTION:** MOCKING BIRD TRAIL TRACT W 90 FT OF LT  
47 & UND 1/26 INT IN LT 41A /LESS N 52.5 FT/,  
LT 42A /LESS S 70 FT/ & TR E OF OCEAN BLVD  
LYG BET LTS41A & 42A

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.

Attachment

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