

# TOWN OF PALM BEACH

Information for Town Council Meeting on: August 12, 2020

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To: Mayor and Town Council

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

Subject: **Z-20-00267 VARIANCE(S)**  
**920 N LAKE WAY**

Date: July 28, 2020

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## **BACKGROUND**

An application has been received for the following project:

### **REQUEST:**

The applicant is proposing a renovation to the property that includes the demolition of a 337 square foot cabana, demolition of 52 square feet from existing loggia, demolition of 23 square feet from the south side of the house, adding a new 200 square foot entry, adding 143 square feet to the existing loggia and small additions to the house on the north and south side. The following variances are being requested: 1. a north side yard setback for the one story addition ranging from 8.7 feet to 10.4 feet (to match existing) in lieu of the 15 foot minimum required; 2. a south side yard setback for the second floor addition with terrace of 9.9 feet (to match existing) in lieu of the 15 foot minimum required; and 3. lot coverage of 30.5 % in lieu of the 30 % maximum allowed for the proposed additions (no net change to existing lot coverage calculation of 30.5%).

**ADDRESS:** 920 N LAKE WAY

**OWNER:** RYAN MOLLY E

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

**PROPERTY CONTROL NO.:** 50-43-43-10-01-000-0280

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

**LEGAL DESCRIPTION:** JAMAICA LANE LT B & N 10 FT OF  
GOV LT 1 LYG S OF & ADJ TO W 67 FT OF LT B &  
LT D & N 10 FT OF GOV LT 1 LYG S OF & ADJ  
THERE TO

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