



PLANNING, ZONING AND BUILDING DEPARTMENT

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

DEVELOPMENT REVIEW COMMITTEE REPORT

DRC MEETING: 10/21/20

APPLICATION NO.: Z-20-00298 **APPLICATION TYPE:** SPECIAL EXCEPTION

ADDRESS: 1300 S OCEAN BLVD

DESCRIPTION: Section 134-794: A request for variance to construct a 70 square foot 3rd story hallway addition to connect the existing nonconforming two bedroom wings on the 3rd floor where only two stories is the maximum allowed in the R-AA Zoning District under today's zoning code.

| <u>DEPARTMENT</u> | <u>NAME/TITLE</u> | <u>DATE</u> | <u>COMMENT</u> |
|--|---|-------------|---|
| BUILDING OFFICIAL | Wayne Bergman, Director, Planning, Zoning & Building | 11/9/2020 | No Comment |
| PUBLIC WORKS DEPARTMENT | Craig Hauschild, Civil Engineer | 11/24/2020 | No comment regarding variance. A Recertification of the 2005 Stormwater Management System and sequential improvements will be required as a condition of the permit. |
| FIRE RESCUE DEPARTMENT | Martin DeLoach, Fire Marshal | 11/9/2020 | The town requires homes over 10,000 square feet to be sprinkled. The proposal does not indicate what the new structure would now have as a total square feet. This can be a concern depending on when the house was built and what the extent of the construction renovation is with the entire house. |
| PZB - PLANNING AND ARCHITECTURAL REVIEW | Laura Groves van Onna, Historic Preservation Planner | 11/25/2020 | This proposed project was approved by the Landmarks Preservation Commission (LPC) on 11/18/2020 as Application for Certificate of Appropriateness (COA) #048-2020. The Commission found that implementation of the proposed variance will not cause negative architectural impact to the subject Landmarked property. |
| PZB DIRECTOR | Wayne Bergman, Director, Planning, Zoning & Building | 11/9/2020 | No Comment |
| PZB - ZONING | Paul Castro, Zoning Administrator | 11/23/2020 | The proposed addition is on a nonconforming three story, landmarked home. The addition connects two three story elements. |