



**PLANNING, ZONING AND BUILDING DEPARTMENT**

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

**DEVELOPMENT REVIEW COMMITTEE REPORT**

**DRC MEETING:** 12/7/20

**APPLICATION NO.:** Z-20-00320 **APPLICATION TYPE:** VARIANCE(S)

**ADDRESS:** 8 S LAKE TRL

**DESCRIPTION:**

Section 134-843(8): The applicant is requesting approval to demolish the existing 442 square foot dining room and construct a new 458 square foot dining room in the same general location with a 9.5 foot south side yard setback in lieu of the 15 foot minimum required in the R-A Zoning District.  
Section 134-843(5): The applicant is requesting approval to replace the flat roof of the north accessory building to a pitched roof. This will result in adding height to the building in the front yard setback. A variance is being requested to increase the height in the setback resulting in a front yard setback of 25.7 feet in lieu of the 35 foot minimum required in the R-A Zoning District.

<u>DEPARTMENT</u>	<u>NAME/TITLE</u>	<u>DATE</u>	<u>COMMENT</u>
BUILDING OFFICIAL	Wayne Bergman, Director, Planning, Zoning & Building	1/4/2021	No Comment
PUBLIC WORKS DEPARTMENT	Craig Hauschild, Civil Engineer	2/1/2021	No Comment.
FIRE RESCUE DEPARTMENT	Martin DeLoach, Fire Marshal	12/28/2020	There are no fire code concerns with the proposed project.
PZB - PLANNING AND ARCHITECTURAL REVIEW	Laura Groves Van Onna, Historic Preservation Planner	1/29/2021	This proposed project was approved (7-0) by the Landmarks Preservation Commission (LPC) on 01/20/2020 as Application for Certificate of Appropriateness (COA) #004-2021. The Commission found that implementation of the proposed variances will not cause negative architectural impact to the subject Landmarked property (7-0).
PZB DIRECTOR	Wayne Bergman, Director, Planning, Zoning & Building	1/4/2021	No Comment
PZB - ZONING	Paul Castro, Zoning Administrator	12/28/2020	The applicant is required to demonstrate to the satisfaction of the Town Council that there is a hardship related to the variances being requested in this application.