



**PLANNING, ZONING AND BUILDING DEPARTMENT**  
Town of Palm Beach  
360 S County Rd  
Palm Beach, FL 33480

**DEVELOPMENT REVIEW COMMITTEE REPORT**

**DRC MEETING:** 3/4/21

**APPLICATION NO.:** Z-21-00345 **APPLICATION TYPE:** VARIANCE(S)

**ADDRESS:** 720 S OCEAN BLVD

**DESCRIPTION:**

The applicant is requesting approval to renovate and construct additions to the north side of the landmarked residence known as "El Salono" to include a new 486 square foot pool cabana and a 1, 159 square foot second and third story addition. The following variances are being requested: 134-843(8): a north side yard setback ranging from 2.6 feet to 5.9 feet for the 2nd and 3rd story addition in lieu of the 15 foot minimum required in the R-A Zoning District. 134-843(8): a north side yard setback of 4.9 feet for the pool cabana in lieu of the 15 foot minimum required in the R-A Zoning District. 134-843(10): a building height of 26.33 for the proposed 3rd story addition in lieu of the 25 foot maximum allowed in the R-A Zoning District. Section 134-844: A request for variance to construct a 3rd story addition where only two stories is the maximum allowed in the R-A Zoning District under the existing zoning code.

<b><u>DEPARTMENT</u></b>	<b><u>NAME/TITLE</u></b>	<b><u>DATE</u></b>	<b><u>COMMENT</u></b>
BUILDING OFFICIAL	Wayne Bergman, Director, Planning, Zoning & Building	3/23/2021	No Comment
PUBLIC WORKS DEPARTMENT	Craig Hauschild, Civil Engineer	5/4/2021	No Comments: Proposed work in itself does not trip any Stormwater Thresholds. Property owner might want to install on site stormwater collection and storage if there are any stormwater issues on the property.
FIRE RESCUE DEPARTMENT	Martin DeLoach, Fire Marshal	3/23/2021	There are no fire code conflicts with the proposed project.
PZB - PLANNING AND ARCHITECTURAL REVIEW	Laura Groves Van Onna, Historic Preservation Planner	3/30/2021	This proposed project is on the tentative agenda for the regularly scheduled Landmarks Preservation Commission (LPC) meeting on 04/21/2021 as Application for Certificate of Appropriateness (COA) #022-2021.
PZB DIRECTOR	Wayne Bergman, Director, Planning, Zoning & Building	3/23/2021	No Comment
PZB - ZONING	Paul Castro, Zoning Administrator	5/3/2021	The applicant is required to demonstrate a hardship base on Sec. 134-201 of the Code.