

TOWN OF PALM BEACH

Information for Town Council Meeting on: September 13, 2021

To: Mayor and Town Council

Via: Kirk Blouin, Town Manager

From: Wayne Bergman, Director of Planning, Zoning & Building



Re: ARCOM Workload and Applications

Date: September 3, 2021

GENERAL INFORMATION

To assist with your discussion of the Arcom Workload and Applications (Development Review Agenda, Item VII, Discussion Items, A.), attached you will find:

- Listing of the number of Arcom projects, by month, for 2021; and
- List of permit types for this F.Y. to date, and all of F.Y. 2020, 2019 and 2018; and
- 2020 Arcom Commission Report of Activities.

These data sets should provide a good picture of the number of new projects and the volume of new applications presented to Arcom.

Summary:		Month	January	February	March	April	May	June	July	August	September	October	November	December
Month	Minor													
Approved		7	9	10	11	8	21	16	2					
Deferred		4	5	3	5	2	5	2	2					
Approved/Deferred		0	0	1	0	1	0	0	1					
Deny		0	0	0	0	0	0	1						
Demolitions and Time														
Extensions														
Approved		2	0	1	0	2	0	7						
Deferred		0	0	0	1	0	0	0	2					
Major														
Approved		5	6	7	10	8	11	6	8					
new/old		3 new 2 old	3 new 3 old	5 new 2 old	3 new 7 old	2 new 6 old	7 new 4 old	4 new 3 old	2 new 6 old					
Deferred		5	6	10	8	7	11	15	13					
Approved/Deferred		1	2	2	0	4	3	0	1					
Deny		0	0	0	2	2	0	1	1					
Total Items		24	29	34	42	35	52	52	30					

10/01/2020	10/01/2019	10/01/2018	10/01/2017
09/03/2021	09/30/2020	09/30/2019	09/30/2018

Permit Type	Number of Permits			
A-ARCOM STAFF APPROVAL	744	521	523	159
B-RESIDENTIAL NEW CONSTRUCTION/ADDITION	52	39	74	78
B-RESIDENTIAL ALTERATION	592	400	517	459
B-RESIDENTIAL OTHER (WITH PLANS)	0	0	25	99
B-RESIDENTIAL OTHER (NO PLANS)	47	45	37	46
B-COMMERCIAL NEW CONSTRUCTION/ADDITION	1	2	9	6
B-COMMERCIAL ALTERATION	101	95	144	122
B-COMMERCIAL OTHER W/PLANS	0	0	4	36
B-COMMERCIAL OTHER NO PLANS	4	5	9	7
B-ROOF NEW/REROOF/REPAIR	127	116	149	71
B-ROOF REPAIR/RE-ROOF	0	0	37	156
B-WINDOWS/DOORS/SHUTTERS/GARAGE DOORS	509	335	405	416
B-SHUTTERS	0	0	18	111
B-FOUNDATION ONLY	11	5	13	13
B-AWNING NEW/ALTERATION/RECOVER	17	37	36	37
B-AWNING RECOVER	0	0	6	16
B-ANTENNA	1	1	3	1
B-ANNUAL FACILITIES PERMIT	7	10	9	0
B-AGREEMENTS	157	142	49	0
D-INTERIOR DEMOLITION	133	67	86	114
D-DEMOLITION	49	33	67	132
D-EXPLORATORY DEMOLITION	0	0	2	10
DEP LETTER	0	0	18	14
E-ELECTRICAL	190	251	499	499
E-ELECTRICAL COM STANDARD	0	0	25	127
E-DOCK	0	0	4	14
E-GENERATOR	0	0	22	70
E-LOW VOLTAGE RES	0	0	22	176
E-WATER FEATURE	0	0	30	110
E-LOW VOLTAGE COMM	0	0	15	58
E-FIRE ALARM	23	19	58	86
E-SITE WORK	0	0	15	68
E-SERVICE CHANGE	0	0	4	32
E-TEMPORARY POLE	0	0	29	53
E-SHUTTER	0	0	5	24
E-OTHER	0	0	16	99
E-TELECOMMUNICATIONS	0	0	0	5
E-LOW VOLTAGE LABEL/APP SECURITY ALARM	0	0	10	30
E-DEMOLITION	0	0	5	48
F-FLOOD PLAIN DEVELOPMENT	45	27	27	44
G-GAS	7	24	113	87
G-DEMOLITION	0	0	0	2
G-GENERATOR	0	0	14	66
G-WATER FEATURE	0	0	1	26
M-MECHANICAL	511	602	582	359
M-DEMOLITION	0	0	1	10
M-HOOD	0	0	4	8
M-REPLACEMENT	0	0	195	685
P-PLUMBING	54	51	270	550
P-DEMOLITION	0	0	14	80
P-DOCK	0	0	2	6
P-FIRE SPRINKLER	11	6	53	91
P-SITE WORK	88	72	110	142
P-WATER FEATURE	0	0	24	104
P-REPLACEMENT	0	0	60	219
P-WATER HEATER REPLACEMENT ONLY	189	171	118	0
R-REVISION	1,003	1,068	1,167	999

	10/01/2020	10/01/2019	10/01/2018	10/01/2017
	09/03/2021	09/30/2020	09/30/2019	09/30/2018
R-CHANGE OF CONTRACTOR/QUALIFIER	88	62	55	42
FEE CHARGE	302	99	47	29
R-PERMIT UPDATE-CHG OF PLANS & VALUE/CORREC	212	181	106	225
R-PERMIT UPDATE-CORRECTION/CHANGE IN VALUE (55	102	56	52
PERMIT UPDATE - CORRECTION	0	0	5	18
PERMIT UPDATE/CHG IN PLANS AND CORRECTION	0	0	6	16
PERMIT REACTIVATION - AS400	0	0	0	10
S-POOL/WATER FEATURE	55	69	118	121
S-FENCE/WALL/GATE	38	58	70	75
S-MARINE STRUCTURE	29	27	17	25
S-WATER FEATURE	0	0	6	22
S-GENERATOR	10	21	19	41
S-TEMP STRUCTURE-TENT/POD/CONSTR TRLR/OTHE	31	59	79	72
S-HARDSCAPE/DRIVEWAY/LANDSCAPE	46	36	51	49
S-DRAINAGE	0	0	5	5
S-LANDSCAPING	0	0	2	11
S-SITE WORK/DRAINAGE	53	33	73	146
S-FUEL TANK	0	0	1	2
S-SIGN	56	50	79	83
F-FIRE RESCUE STANDARD	11	8	346	828
L-DUNE PERMIT	0	0	0	0
L-CONSERVATION	0	0	2	0
L-LPC STAFF APPROVAL	151	135	147	28
X-LEGACY PERMIT	0	0	0	0
T - AUCTION	0	1	1	3
T - CHARITABLE SOLICITATION	36	86	129	104
T - RELIGIOUS DISPLAY	1	1	1	1
T - SPECIAL EVENT	5	15	23	18
T - TEMPORARY ANIMAL	0	3	8	10
U-DEWATERING	103	103	140	107
U-USE OF/WORK IN ROW	907	753	664	564
U-EXCAVATION IN ROW	142	122	130	86
U-DRIVEWAY	18	16	40	41
U-CONSTRUCTION PARKING	751	911	846	777
U-DELIVERY PERMIT (2-HR LIMIT) LOAD/UNLOAD	38	49	70	151
U-SEWER/WATER - CAP-OFF/CONNECTION	88	96	90	111
U-PRIVATE LATERAL LOCATES	1	1	0	0
Z-DEVELOPMENT REVIEW PERMIT	94	66	77	107
Total	7,994	7,307	9,263	11,060

ARCOM Commission

Report of Activities for 2020 Calendar Year

In 2020, the Architectural Review Commission was comprised of 10 members (7 regular members & 3 alternates):

- Two regular members who are licensed architects
 - Robert Garrison
 - Richard Sammons (replaced by Jeffrey Smith in September 2020)
- One member is a certified master gardener
 - John David Corey

Attendance by commissioners:

- An average of 99% attendance for all meetings during the year; there was a total of one absence among commissioners (excused). High attendance during 2020 can likely be attributed to the virtual platform provided through Zoom due to the COVID-19 pandemic.

Applications reviewed:

- 81 new major items submitted in 2020 (a 13% increase from the previous year) – there were no denials and five were withdrawn.
- 71 new minor items submitted in 2020 (a 154% increase from the previous year) – one was denied, and three were withdrawn. The substantial increase in the number of minor projects being reviewed is likely the result of revisions to the Project Designation Manual, and by extension the Guide, that took place in effort to re-establish a basis for staff approval applications.
- 53 deferrals or partial deferrals occurred over the course of the year (a 9% decrease from the previous year).
- 27 new homes were reviewed by ARCOM in 2020 (a 47% decrease from the previous year).
- ARCOM reviewed 19 “combination projects” in 2020 where they made recommendations to Town Council regarding variances needed for the projects.

On behalf of the Commission, staff completed review for 552 staff approval applications, which entailed non-substantial projects or revisions (an 8% increase from the previous year).

Additional projects & accomplishments:

- Noteworthy projects include, but are not limited to, the proposed rehabilitation projects for commercial properties located at 125 Worth Ave and 160 Royal Palm Way – review for both is still ongoing.
- Revisions to the ARCOM Project Designation Manual and creation of the Project Designation Guide for ARCOM & Landmarks Preservation Commission (LPC) in effort

to re-establish a basis for staff approval applications and optimize reference for all involved in the design review process.

- On behalf of the Commission, Chair Michael Small brought the topic of demolitions to the attention of Town Council in order to open discussion about how ARCOM may be able to assist in the preservation or documentation of potentially significant properties that were being proposed for demolition.
- Establishment of and hiring for the Historic Preservation Planner position to conduct design review, oversee operations for LPC and ARCOM, and contribute to implementation of long-term planning goals.

Commissioners remain enthusiastic and engaged in their volunteer service to the Town, and look forward to the continued work of ensuring the high quality of development and redevelopment within the Town.