From:	Kelly Churney
To:	Antonette Fabrizi
Subject:	FW: ARC-22-136 (ZON-22-103)/ 980 South Ocean Boulevard
Date:	Monday, August 15, 2022 3:01:24 PM
Attachments:	image001.png

Hi,

I'll let you forward to TC/ARCOM and place in record.

Thanks,

Kelly Churney
Deputy Town Clerk

Town of Palm Beach
360 S. County Rd.
Palm Beach, FL 33480
561-838-5416
www.townofpalmbeach.com

From: Wayne Bergman <wbergman@TownOfPalmBeach.com>
Sent: Monday, August 15, 2022 1:51 PM
To: Antonette Fabrizi <afabrizi@TownOfPalmBeach.com>; Kelly Churney <KChurney@TownofPalmBeach.com>
Subject: Fwd: ARC-22-136 (ZON-22-103)/ 980 South Ocean Boulevard

FYI

Wayne Bergman
Sent from my iPhone

Begin forwarded message:

> **From:** Francis Lynch <flynch@sniffenlaw.com>
> **Date:** August 15, 2022 at 1:31:59 PM EDT
> **To:** James Murphy <jmurphy@townofpalmbeach.com>, Wayne Bergman <wbergman@townofpalmbeach.com>, Sarah Pardue <spardue@townofpalmbeach.com>, Kelly Churney <KChurney@townofpalmbeach.com>
> **Cc:** Maura Ziska <MZiska@floridawills.com>, roger janssen <rpjanssen@aol.com>
> **Subject: ARC-22-136 (ZON-22-103)/ 980 South Ocean Boulevard**

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Dear Ladies and Gentlemen of the Architectural Review Commission:

With regard to the above, please be advised that I represent 1020 South Ocean, LLC, the property located to the south of the subject property. Without commenting on the architecture, a review of the plans for the proposed project indicates:

1. The proposed color rendering of the east elevation does not match the plans, the elevations, or the perspective rendering, as it appears to be missing two sets of french doors on the first floor.

2. The location of the curb-cut at the driveway creates a safety issue as it appears to be too close to the intersection of South Ocean Blvd and Via Del Lago. While the Applicant may claim that this driveway is existing and is not being altered, our question is if this complies with code. We are concerned that those travelling from the north on South Ocean Boulevard and turning onto Via Del Lago may not be able to see vehicles exiting eastern exit to the driveway. While the driveway is existing, as a part of the new construction, this potential safety hazard should be addressed.

Thank you for your consideration of the foregoing.

Sincerely,
Frank Lynch

Francis X. J. Lynch, Esquire

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TALLAHASSEE | WEST PALM BEACH | PENSACOLA

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