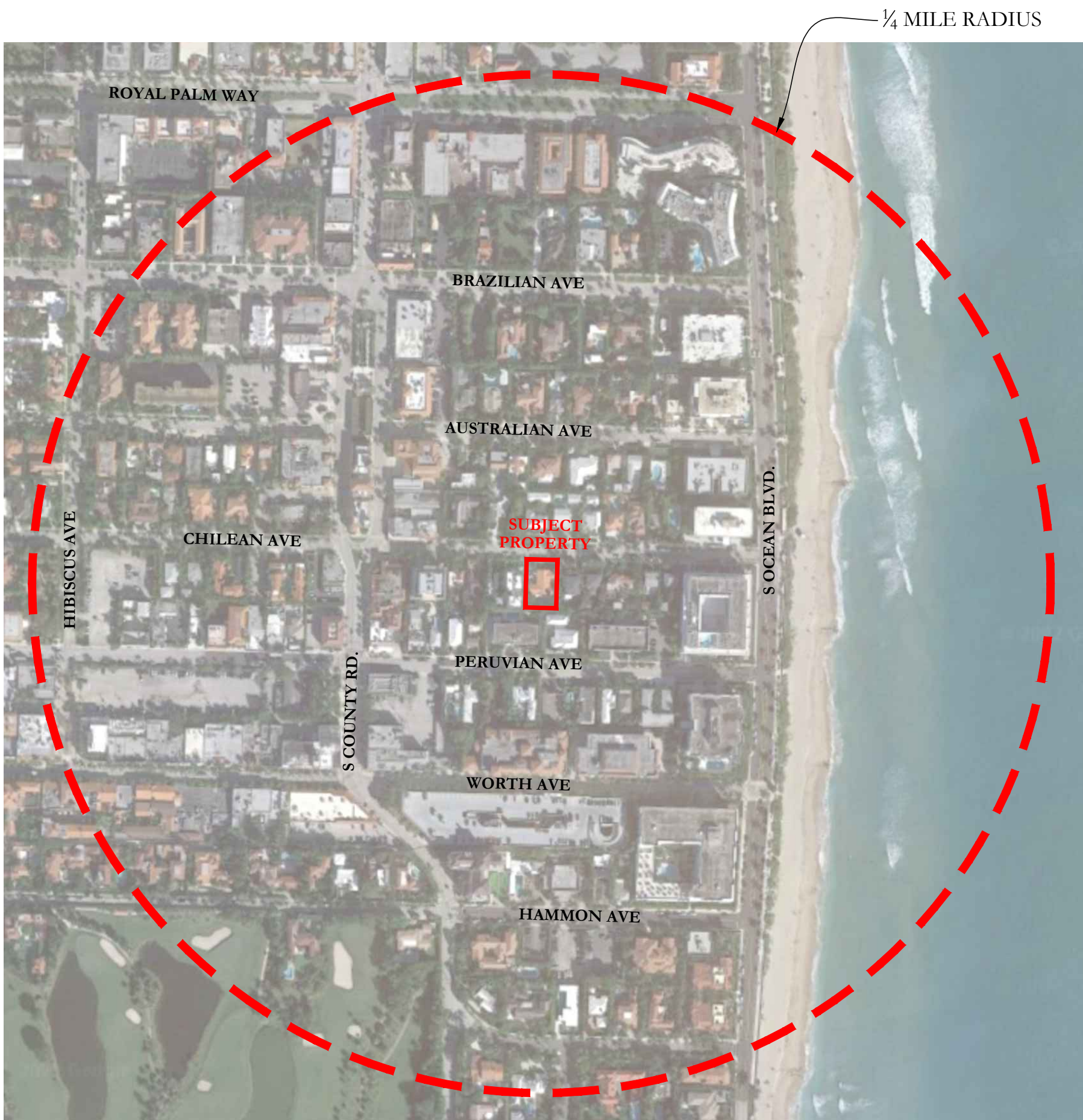


1 LOCATION/VICINITY MAP
1"=100'-0"



2 AERIAL MAP
1"=300'-0"



3 PROPOSED CHILEAN AVE. STREETSCAPE ELEVATION, FACING NORTH
1/16"=1'-0"

PREVIOUSLY PRESENTED

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

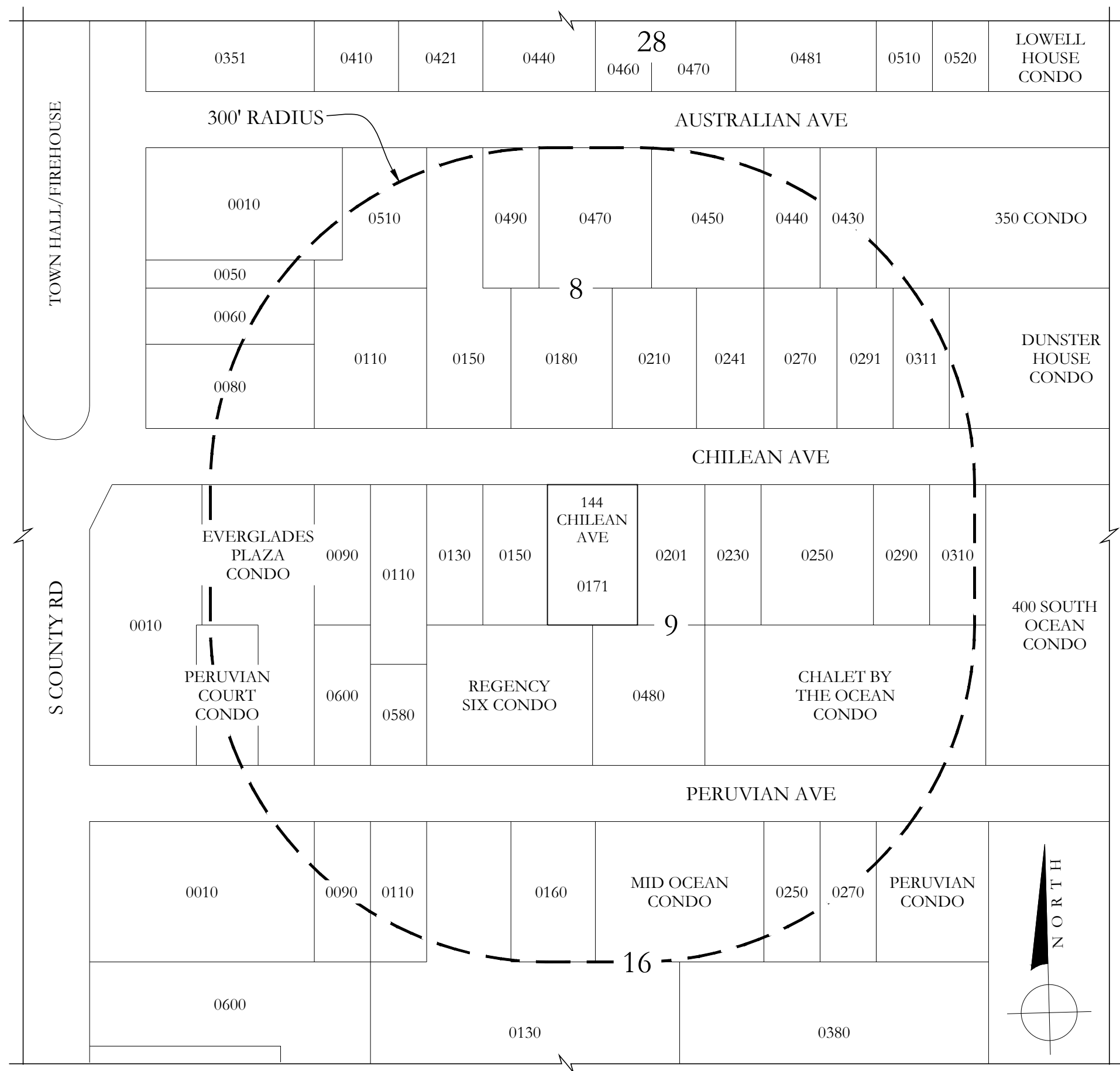
GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE VICINITY MAP & LOCATION PLAN	
DATE AUGUST 29, 2022	SHEET NO G-001
SCALE AS NOTED	
BY CG	

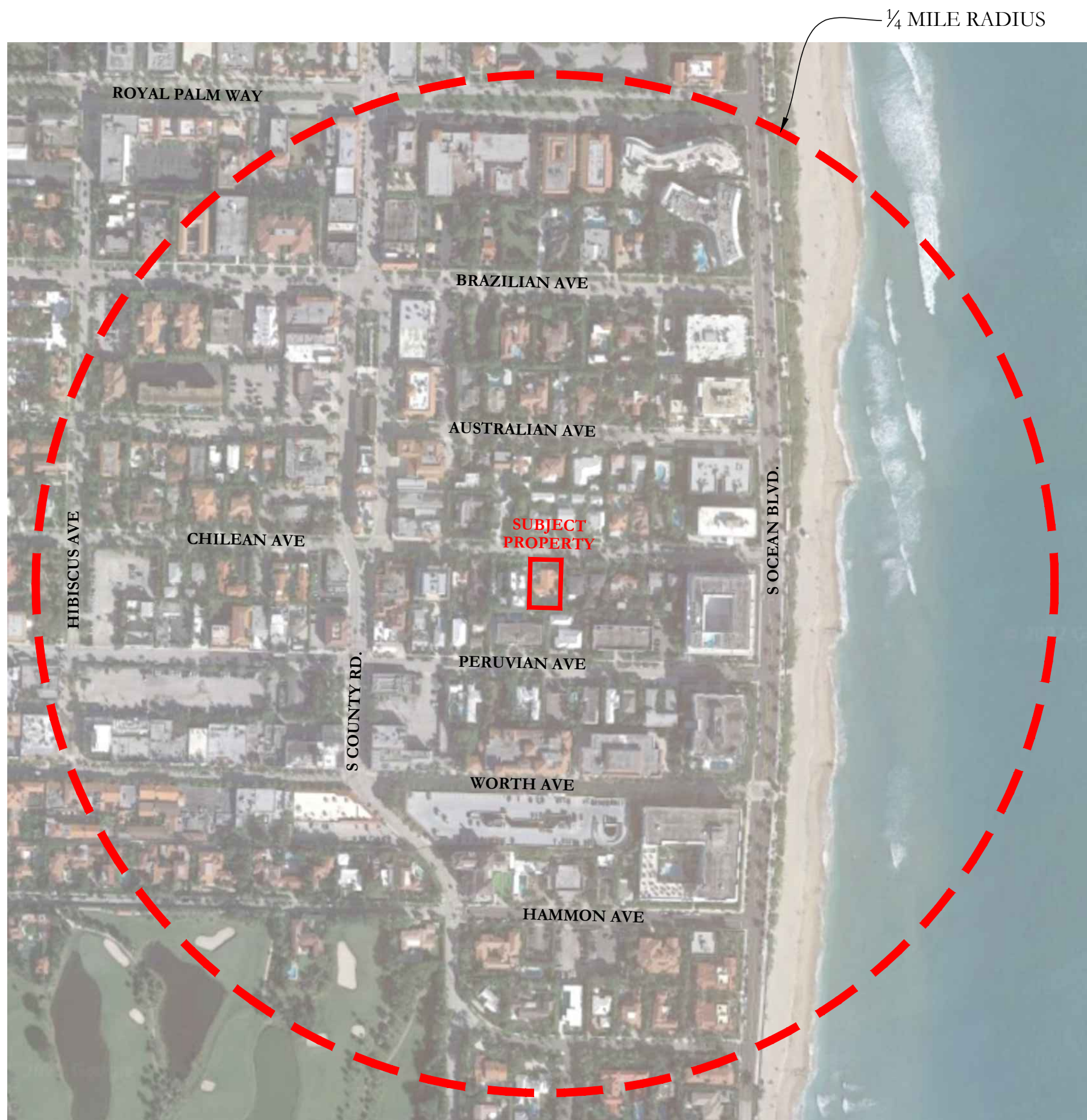


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1 LOCATION/VICINITY MAP
1"=100'-0"



2 AERIAL MAP
1"=300'-0"



3 PROPOSED CHILEAN AVE. STREETSCAPE ELEVATION, FACING NORTH
1/16"=1'-0"

DRC FINAL SUBMITTAL - REV. Δ	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE VICINITY MAP & LOCATION PLAN	
DATE NOV. 2, 2022	SHEET NO G-001
SCALE AS NOTED	
BY CG	

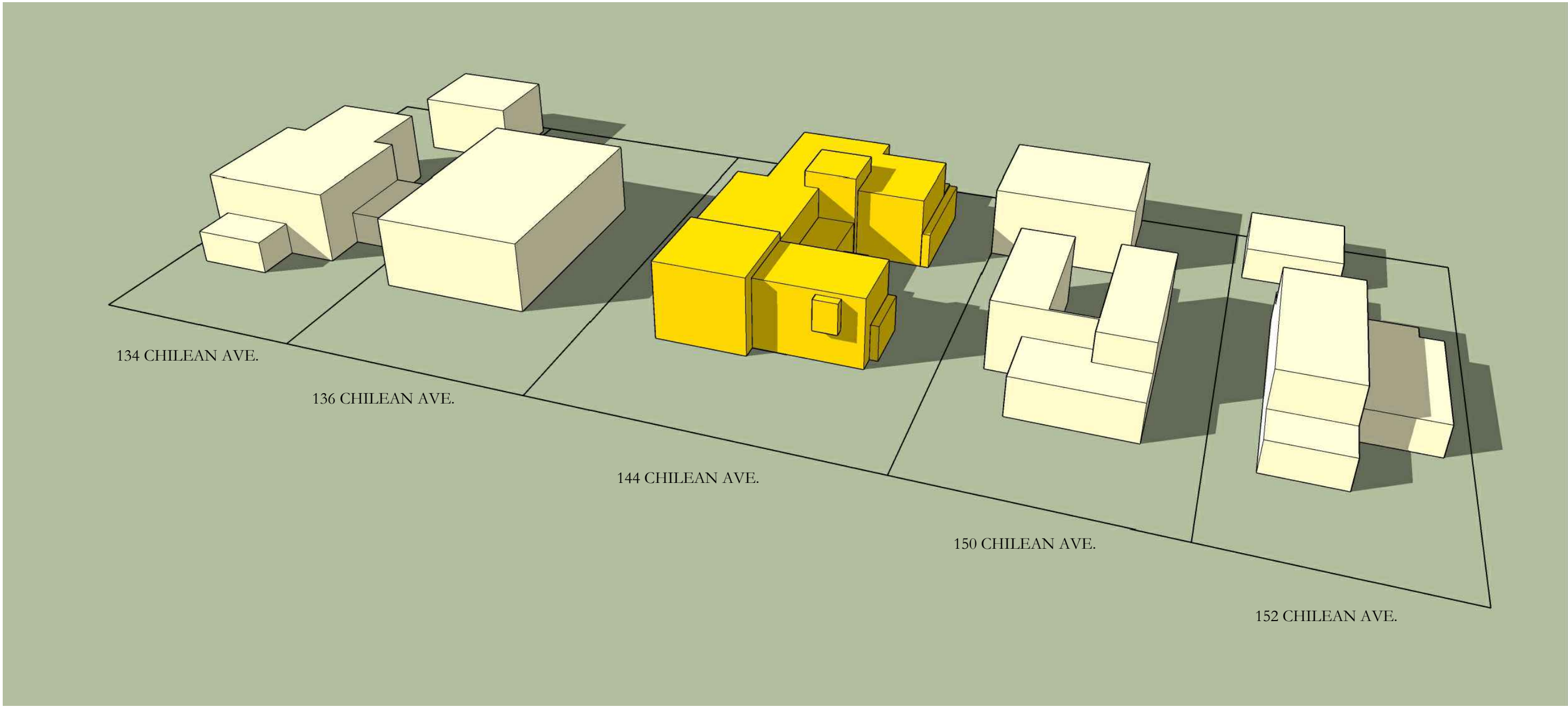


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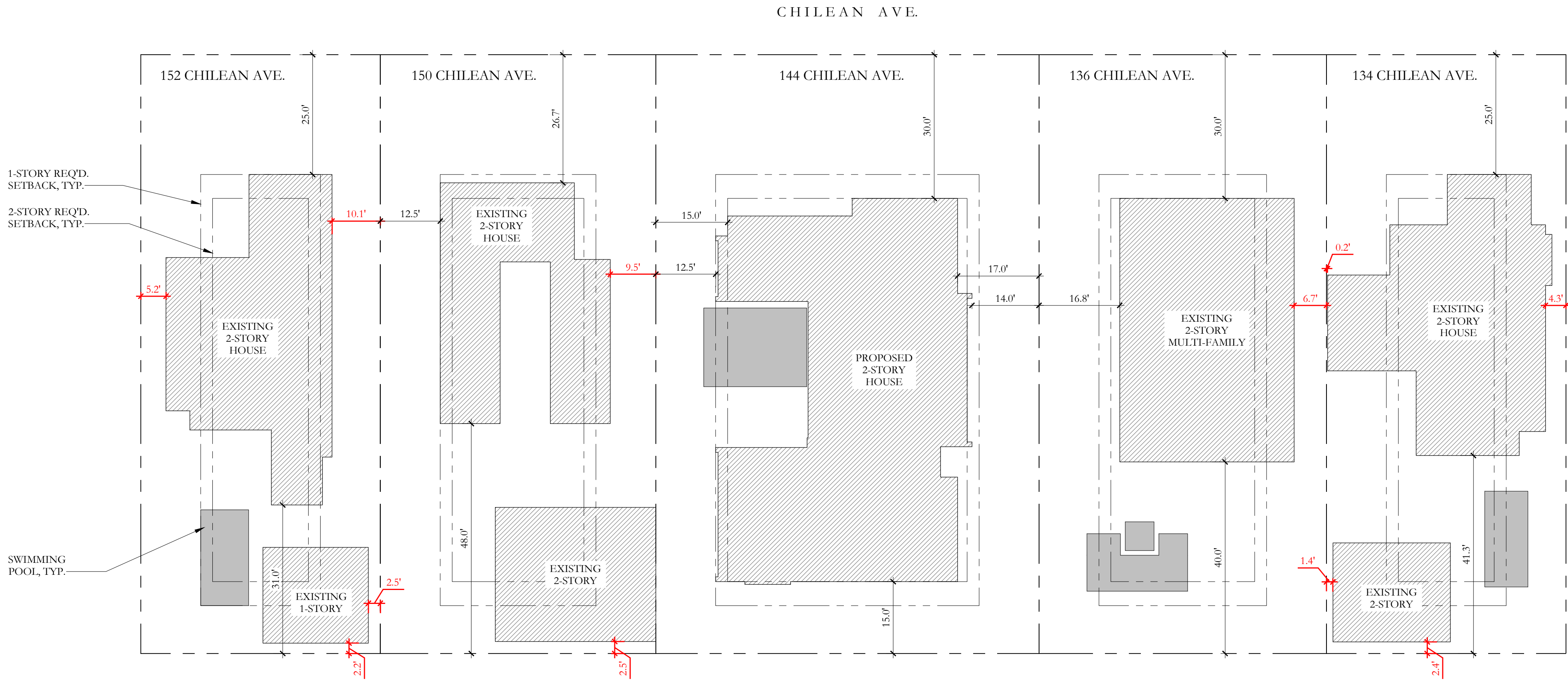
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ZONING ANALYSIS FOR SUBJECT AND NEIGHBORING PROPERTIES:						
(NONCONFORMITIES SHOWN IN RED)		EXISTING	EXISTING	PROPOSED	EXISTING	EXISTING
R-B ZONING DISTRICT	REQUIRED	134 CHILEAN AVE.	136 CHILEAN AVE.	144 CHILEAN AVE.	150 CHILEAN AVE.	152 CHILEAN AVE.
LOT AREA:	10,000 SQ. FT. MIN.	6,250 SQ. FT.	7,500 SQ. FT.	10,000 SQ. FT.	7,187 SQ. FT.	6,250 SQ. FT.
LOT COVERAGE:	30% MAX. (2-STORY)	2,405 SQ. FT. (38.5%)	2,002 SQ. FT. (26.7%)	3,363 SQ. FT. (33.6%)	2,247 SQ. FT. (31.3%)	2,147 SQ. FT. (34.3%)
CUBIC CONTENT RATIO: CALCULATED/ALLOWED	[VARIES BY LOT SIZE]	5.91/4.37 (135%)	4.80/4.25 (113%)	5.40/4.0 (135%)	5.0/4.28 (117%)	3.87/4.37 (89%)



1 PROPOSED CHILEAN AVE. MASSING DIAGRAM
N.T.S.



2 PROPOSED CHILEAN AVE. LOCATION PLAN (R-B ZONING DISTRICT)
1/16"=1'-0" (NONCONFORMITIES SHOWN IN RED)

PREVIOUSLY PRESENTED

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE	
ZONING ANALYSIS, MASSING DIAGRAM & LOCATION PLAN	
DATE AUGUST 29, 2022	SHEET NO G-002
SCALE AS NOTED	
BY CG	



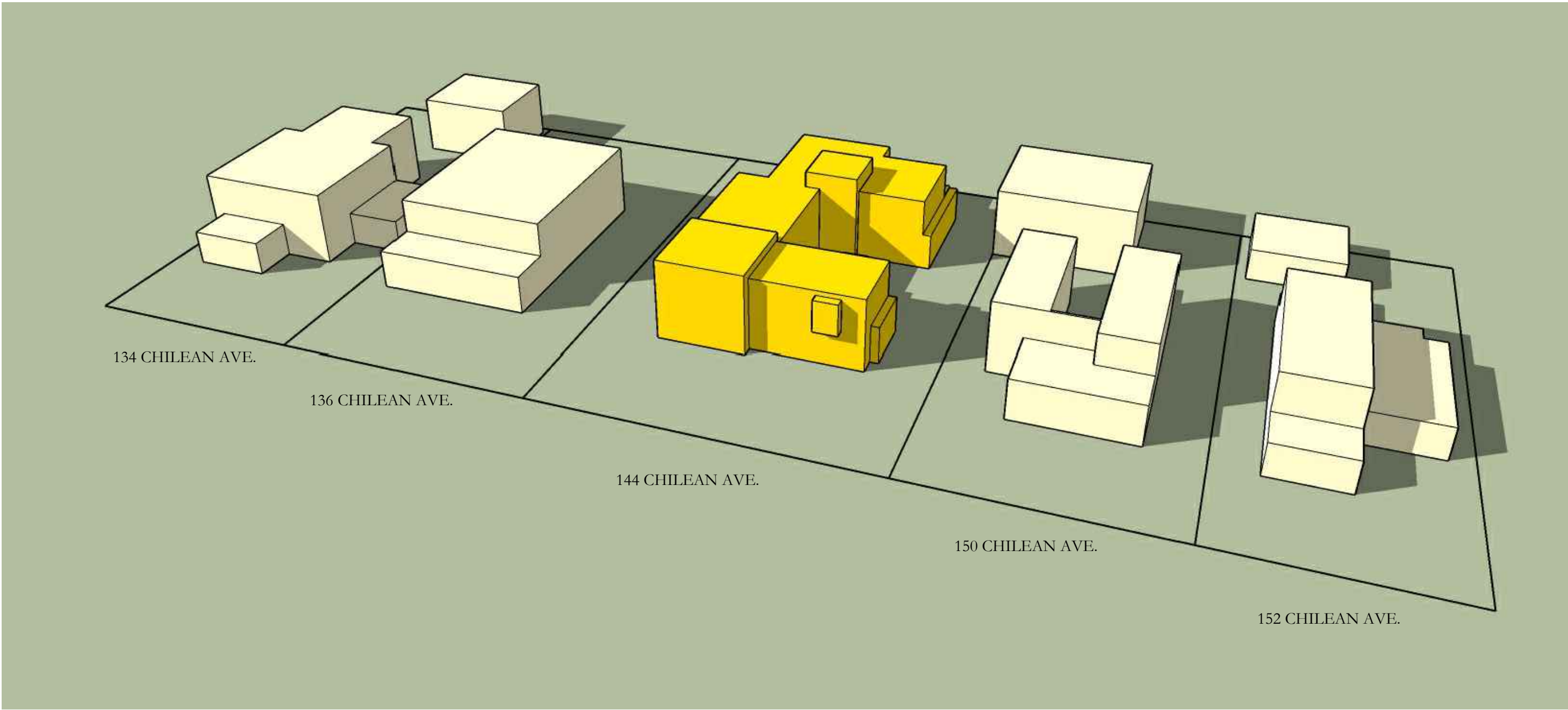
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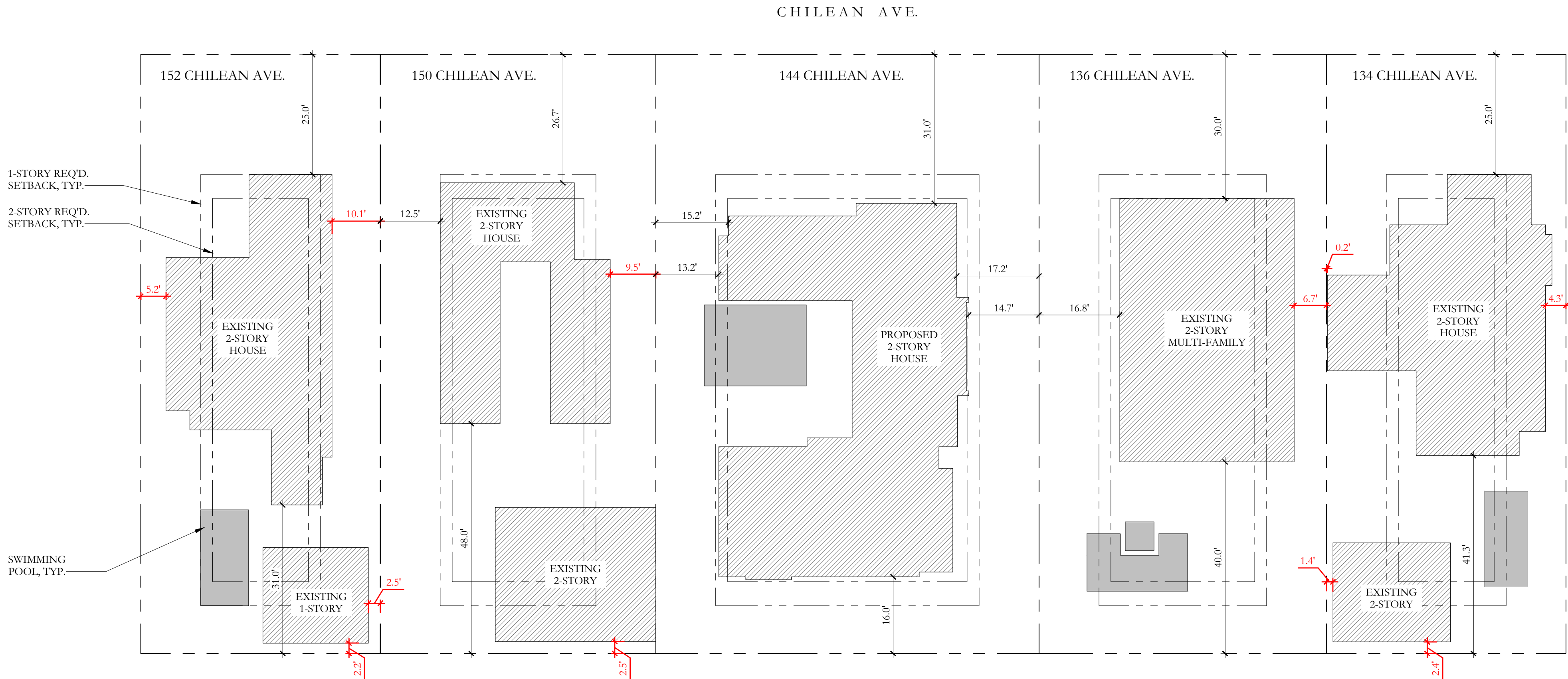
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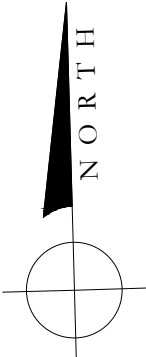
ZONING ANALYSIS FOR SUBJECT AND NEIGHBORING PROPERTIES:						
(NONCONFORMITIES SHOWN IN RED)		EXISTING	EXISTING	PROPOSED	EXISTING	EXISTING
R-B ZONING DISTRICT	REQUIRED	134 CHILEAN AVE.	136 CHILEAN AVE.	144 CHILEAN AVE.	150 CHILEAN AVE.	152 CHILEAN AVE.
LOT AREA:	10,000 SQ. FT. MIN.	6,250 SQ. FT.	7,500 SQ. FT.	10,000 SQ. FT.	7,187 SQ. FT.	6,250 SQ. FT.
LOT COVERAGE:	30% MAX. (2-STORY)	2,405 SQ. FT. (38.5%)	2,002 SQ. FT. (26.7%)	2,963 SQ. FT. (29.6%)	2,247 SQ. FT. (31.3%)	2,147 SQ. FT. (34.3%)
CUBIC CONTENT RATIO: CALCULATED/ALLOWED	[VARIES BY LOT SIZE]	5.91/4.37 (135%)	4.80/4.25 (113%)	4.94/4.0 (123%)	5.0/4.28 (117%)	3.87/4.37 (89%)



1 PROPOSED CHILEAN AVE. MASSING DIAGRAM
N.T.S.



2 PROPOSED CHILEAN AVE. LOCATION PLAN (R-B ZONING DISTRICT)
1/16"=1'-0" (NONCONFORMITIES SHOWN IN RED)



DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE

ZONING ANALYSIS, MASSING
DIAGRAM & LOCATION PLAN

DATE

NOV. 2, 2022

SCALE


AS NOTED

BY

CG

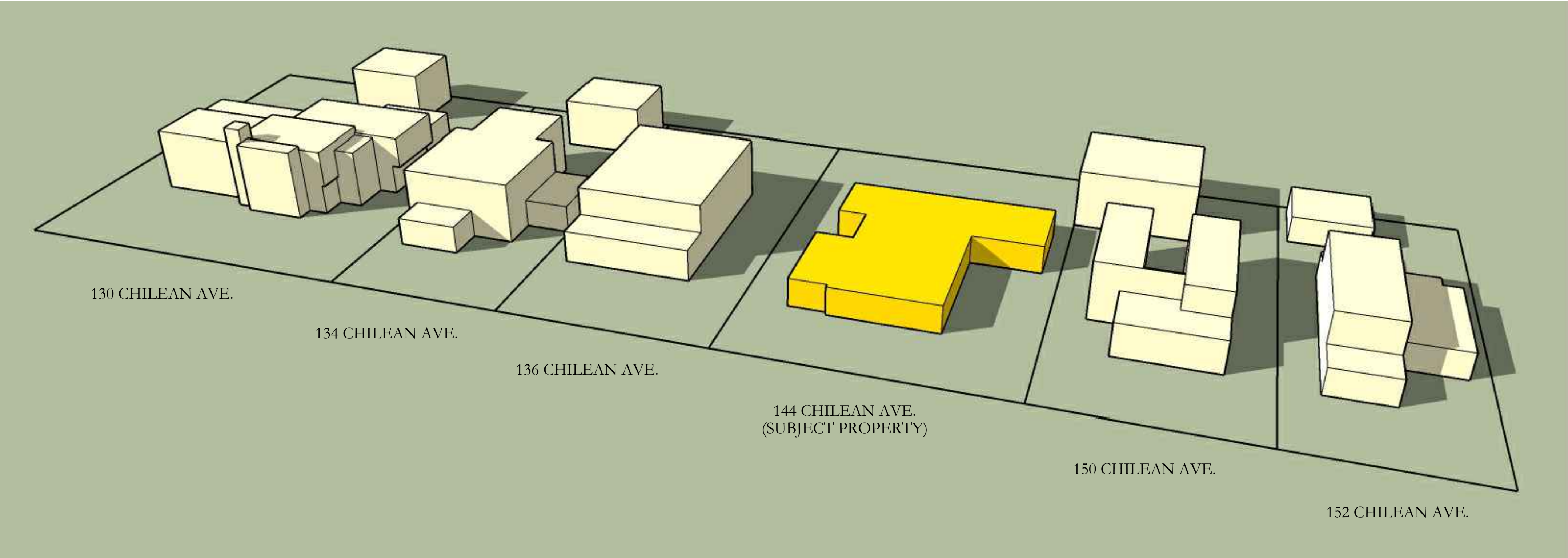
SHEET NO

G-002


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1 EXISTING CHILEAN AVE. MASSING DIAGRAM
N.T.S.



2 EXISTING CHILEAN AVE. STREETSCAPE ELEVATION, FACING NORTH
N.T.S.

LIST OF EXISTING NON-CONFORMING R-B DISTRICT ZONING CODE REQUIREMENTS WHICH WOULD REQUIRE VARIANCES*

130 CHILEAN AVE. BUILT 1925	134 CHILEAN AVE. BUILT 1912	136 CHILEAN AVE. BUILT 1925	(SUBJECT PROPERTY) 144 CHILEAN AVE. BUILT 1955	150 CHILEAN AVE. BUILT 1925	152 CHILEAN AVE. BUILT 1925
1) SIDE YARD SETBACK (WEST) 2) REAR YARD SETBACK 3) CUBIC CONTENT 4) LANDSCAPED OPEN SPACE 5) PERIMETER LANDSCAPED OPEN SPACE	1) SIDE YARD SETBACK (EAST) 2) SIDE YARD SETBACK (WEST) 3) REAR YARD SETBACK 4) LOT COVERAGE 5) CUBIC CONTENT 6) LANDSCAPED OPEN SPACE 7) ACCESSORY STRUCTURE 2ND STORY 8) ACCESSORY STRUCTURE OVERALL BUILDING HEIGHT 9) ENCLOSED PARKING GARAGE	1) DENSITY (2 DWELLING UNITS) 2) SIDE YARD SETBACK (EAST) 3) CUBIC CONTENT 4) LANDSCAPED OPEN SPACE 5) MIN. OFFSTREET PARKING (4 SPACES) 6) ENCLOSED PARKING GARAGE	1) SIDE YARD SETBACK (WEST) 2) LANDSCAPED OPEN SPACE 3) MIN. OFFSTREET PARKING (2 SPACES) 4) ENCLOSED PARKING GARAGE	1) SIDE YARD SETBACK (EAST) 2) REAR YARD SETBACK 3) LOT COVERAGE 4) CUBIC CONTENT 5) ACCESSORY STRUCTURE 2ND STORY 6) ACCESSORY STRUCTURE OVERALL BUILDING HEIGHT 7) ENCLOSED PARKING GARAGE	1) SIDE YARD SETBACK (EAST) 2) SIDE YARD SETBACK (WEST) 3) REAR YARD SETBACK 4) LOT COVERAGE 5) LANDSCAPED OPEN SPACE 6) ENCLOSED PARKING GARAGE

BECAUSE THIS NEIGHBORHOOD WAS DEVELOPED PRIOR TO THE ADOPTION OF THE ZONING CODE, THE BALANCE, HARMONY, SPACIOUSNESS, AND CHARM OF THE EXISTING HOUSES ARE IN CONFLICT WITH WHAT IS CURRENTLY REQUIRED REGARDING THE LOT, YARD, AND AREA REQUIREMENTS.

THE EXISTING HOUSE AT 144 CHILEAN AVENUE WOULD REQUIRE AT LEAST 4 VARIANCES TO CONFORM WITH CURRENT REQUIREMENTS.

THIS GROUP OF 6 HOUSES IN THE CHILEAN AVENUE BLOCK WOULD REQUIRE AT LEAST 37 TOTAL VARIANCES TO CONFORM WITH CURRENT REQUIREMENTS.

*LIST OF VARIANCES MAY NOT BE EXHAUSTIVE AS SUPPLEMENTARY REGULATIONS SUCH AS SITE WALLS, EQUIPMENT, ETC. HAVE NOT BEEN CONSIDERED FOR THIS ANALYSIS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
EXIST. MASSING DIAGRAM &
VARIANCE REQUIREMENTS

DATE NOV. 2, 2022	SHEET NO G-003
SCALE AS NOTED	
BY CG	

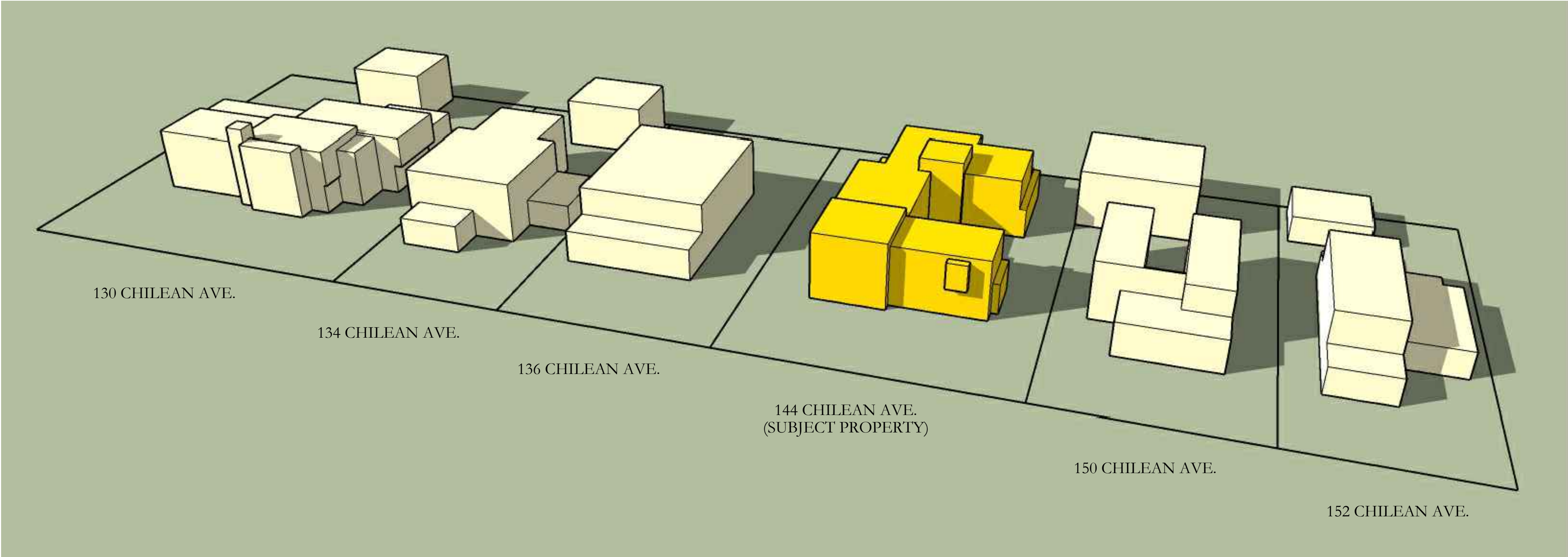


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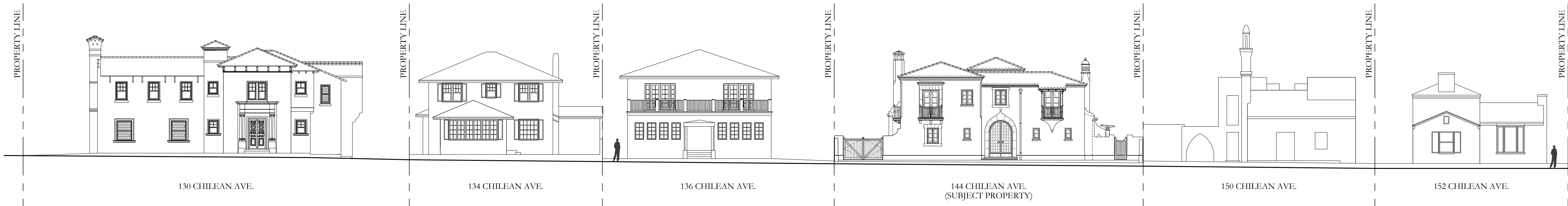
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1 PROPOSED CHILEAN AVE. MASSING DIAGRAM
N.T.S.



2 PROPOSED CHILEAN AVE. STREETScape ELEVATION, FACING NORTH
N.T.S.

LIST OF EXISTING NON-CONFORMING R-B DISTRICT ZONING CODE REQUIREMENTS WHICH WOULD REQUIRE VARIANCES*

130 CHILEAN AVE. BUILT 1925	134 CHILEAN AVE. BUILT 1912	136 CHILEAN AVE. BUILT 1925	(SUBJECT PROPERTY) 144 CHILEAN AVE. PROPOSED DESIGN	150 CHILEAN AVE. BUILT 1925	152 CHILEAN AVE. BUILT 1925
1) SIDE YARD SETBACK (WEST) 2) REAR YARD SETBACK 3) CUBIC CONTENT 4) LANDSCAPED OPEN SPACE 5) PERIMETER LANDSCAPED OPEN SPACE	1) SIDE YARD SETBACK (EAST) 2) SIDE YARD SETBACK (WEST) 3) REAR YARD SETBACK 4) LOT COVERAGE 5) CUBIC CONTENT 6) LANDSCAPED OPEN SPACE 7) ACCESSORY STRUCTURE 2ND STORY 8) ACCESSORY STRUCTURE OVERALL BUILDING HEIGHT 9) ENCLOSED PARKING GARAGE	1) DENSITY (2 DWELLING UNITS) 2) SIDE YARD SETBACK (EAST) 3) CUBIC CONTENT 4) LANDSCAPED OPEN SPACE 5) MIN. OFFSTREET PARKING (4 SPACES) 6) ENCLOSED PARKING GARAGE	1) CUBIC CONTENT	1) SIDE YARD SETBACK (EAST) 2) REAR YARD SETBACK 3) LOT COVERAGE 4) CUBIC CONTENT 5) ACCESSORY STRUCTURE 2ND STORY 6) ACCESSORY STRUCTURE OVERALL BUILDING HEIGHT 7) ENCLOSED PARKING GARAGE	1) SIDE YARD SETBACK (EAST) 2) SIDE YARD SETBACK (WEST) 3) REAR YARD SETBACK 4) LOT COVERAGE 5) LANDSCAPED OPEN SPACE 6) ENCLOSED PARKING GARAGE

BECAUSE THIS NEIGHBORHOOD WAS DEVELOPED PRIOR TO THE ADOPTION OF THE ZONING CODE, THE BALANCE, HARMONY, SPACIOUSNESS, AND CHARM OF THE EXISTING HOUSES ARE IN CONFLICT WITH WHAT IS CURRENTLY REQUIRED REGARDING THE LOT, YARD, AND AREA REQUIREMENTS.

THE PROPOSED HOUSE AT 144 CHILEAN AVENUE REQUIRES 1 VARIANCE TO CONFORM WITH CURRENT REQUIREMENTS, 3 LESS THAN THE EXISTING HOUSE REQUIRES.

*LIST OF VARIANCES MAY NOT BE EXHAUSTIVE AS SUPPLEMENTARY REGULATIONS SUCH AS SITE WALLS, EQUIPMENT, ETC. HAVE NOT BEEN CONSIDERED FOR THIS ANALYSIS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROP. MASSING DIAGRAM &
VARIANCE REQUIREMENTS

DATE NOV. 2, 2022	SHEET NO G-004
SCALE AS NOTED	
BY CG	

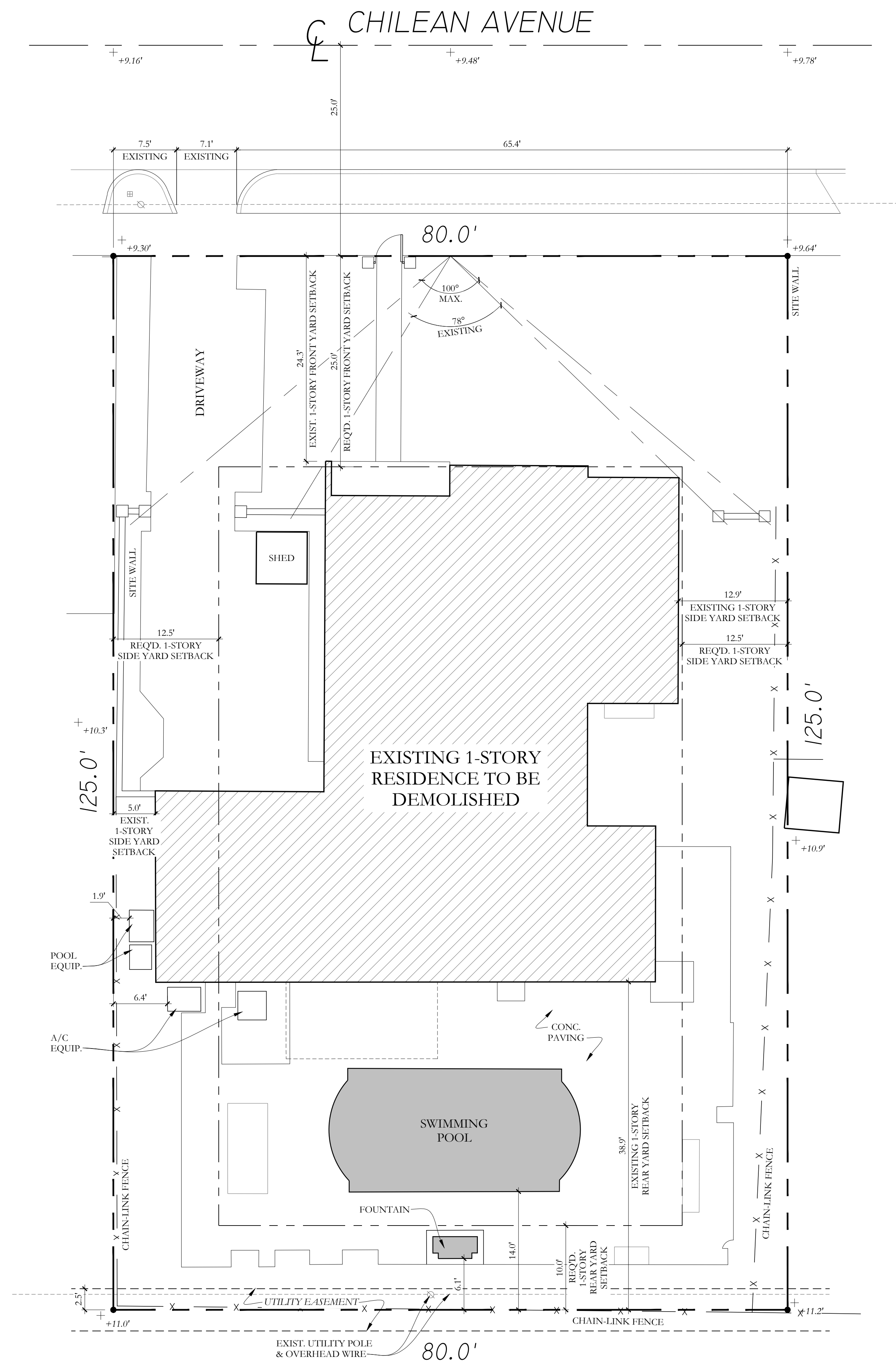


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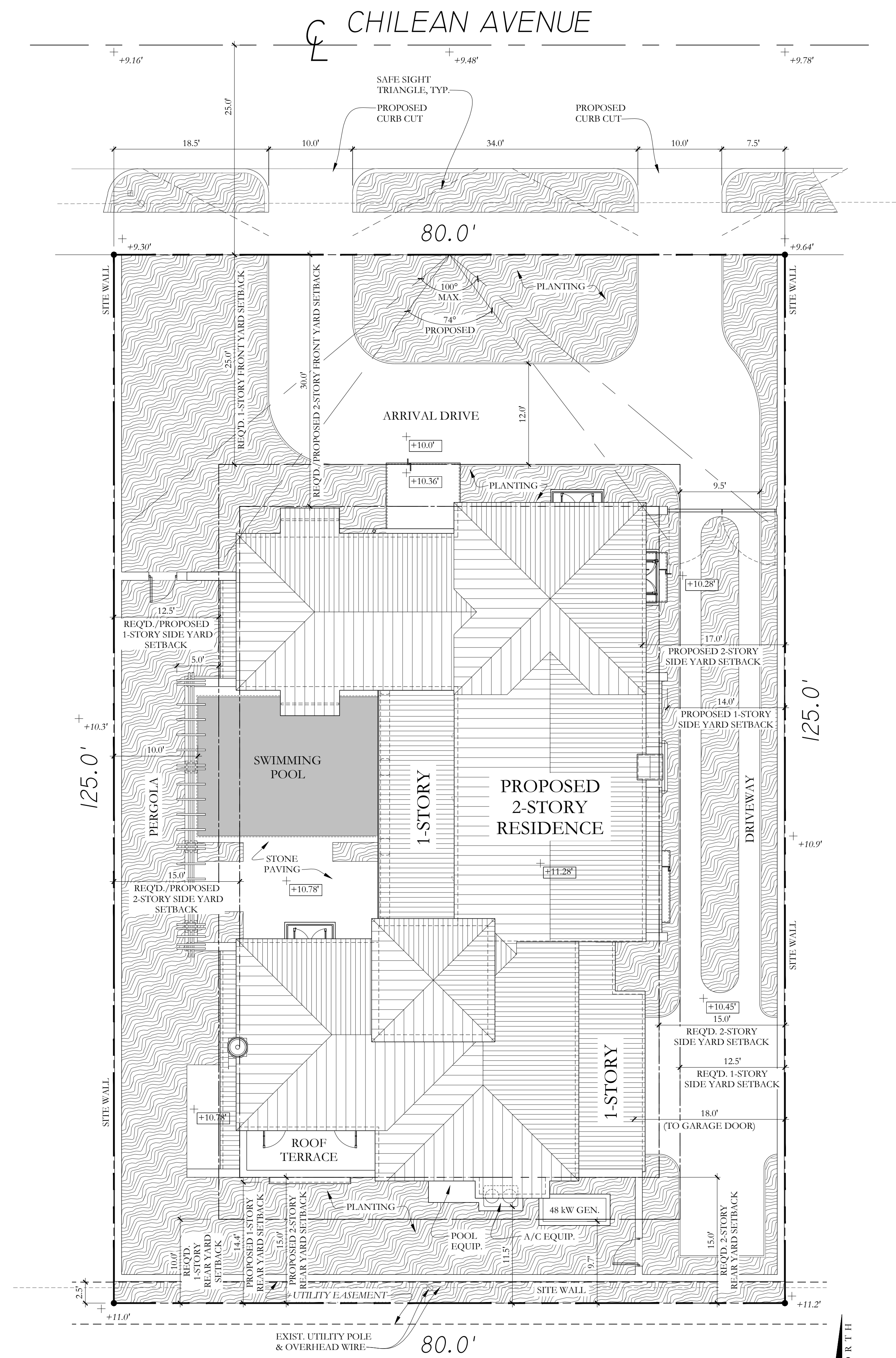
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1 EXISTING SITE PLAN
1/8"=1'-0"

NOTE:
DEMOLITION OF HOUSE, POOL, AND HARDSCAPE SUBMITTED
FOR ARCOM APPROVAL / NOW NO LONGER REQ'D.

PREVIOUSLY PRESENTED



2 PROPOSED SITE PLAN ROOF PLAN
1/8"=1'-0"

0 1 2

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:

+5.50' EXISTING SPOT
ELEVATION

+ +5*-6th PROPOSED SPOT ELEVATION

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE

EXISTING SITE PLAN &
PROP. SITE PLAN ROOF PLAN

DATE
AUGUST 29, 2022

SCALE
1/8" = 1'-0"

BY
CG

SHEET NO

A-001

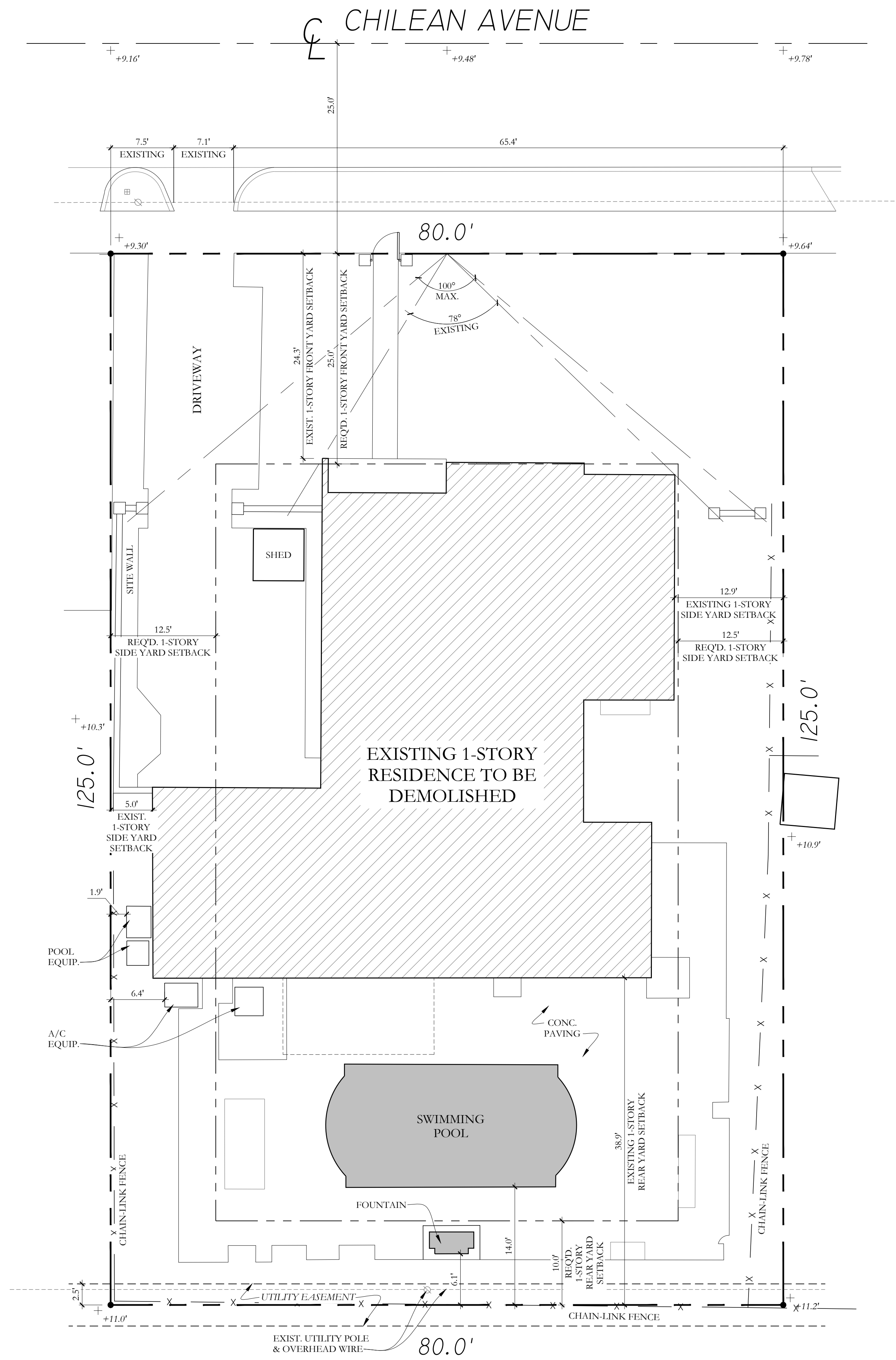


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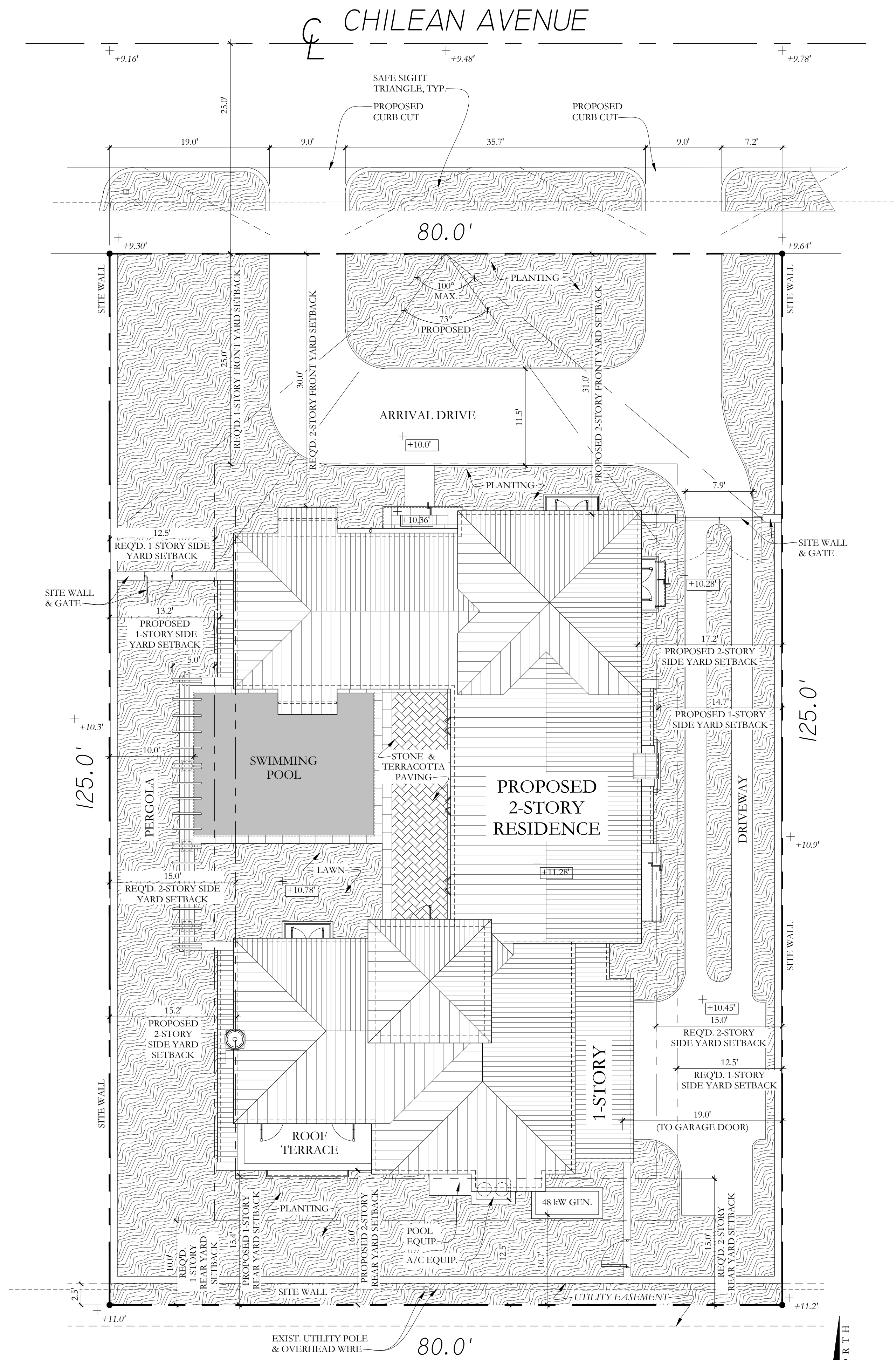
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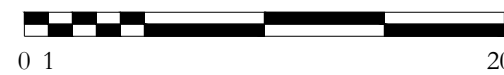
1 EXISTING SITE PLAN
1/8"=1'-0"



NOTE:
DEMOLITION OF HOUSE, POOL, AND HARDSCAPE SUBMITTED
FOR ARCOM APPROVAL / NOW NO LONGER REQ'D.



2 PROPOSED SITE PLAN ROOF PLAN
1/8"=1'-0"



NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:
+5.50' EXISTING SPOT
ELEVATION
+5'-6" PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL - REV. 11/02/2022
DRC FINAL SUBMITTAL SET 08/29/2022
DRC FIRST SUBMITTAL SET 08/08/2022
DRC PRE-APP MEETING SET 07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
EXISTING SITE PLAN &
PROP. SITE PLAN ROOF PLAN

DATE
NOV. 2, 2022

SCALE
1/8" = 1'-0"

BY
CG

SHEET NO

A-001



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Town of Palm Beach
Planning Zoning and Building
360 S County Rd
Palm Beach, FL 33480
www.townofpalmbeach.com

Zoning Legend				
1	Property Address:	144 Chilean Avenue, Palm Beach, FL 33480		
2	Zoning District:	R-B Low Density Residential		
3	Structure Type:	CBS		
4		Required/Allowed	Proposed	Variance Request
5	Lot Size (sq ft)	10,000 s.f. min.	10,000 s.f. [N/C]	
6	Lot Depth	100' min.	125' [N/C]	
7	Lot Width	100' min.	80' [N/C]	
8	Lot Coverage (2-story) (Sq Ft and %)	3,000 s.f. (30%) max.	3,363 s.f. (33.6%)	X
9	Enclosed Square Footage (Basement, 1st Fl, 2nd Fl, Accessory Structures, etc.)	N/A	5,603 s.f.	
10	Cubic Content Ratio (CCR) (R-B ONLY)	4.0 (40,000 c.f.) max.	5.40 (54,046 c.f.)	X
11	*Front Yard (North) Setback (1st Story) (Ft.)	25.0' min.	N/A	
12	*Front Yard (North) Setback (2nd Story) (Ft.)	30.0' min.	30.0'	
13	*Side Yard (East) Setback (1st Story) (Ft.)	12.5' min.	14.0'	
14	*Side Yard (East) Setback (2nd Story) (Ft.)	15.0' min.	17.0'	
15	*Side Yard (West) Setback (1st Story) (Ft.)	12.5' min.	12.5'	
16	*Side Yard (West) Setback (2nd Story) (Ft.)	15.0' min.	15.0'	
17	*Rear Yard (South) Setback (1st Story) (Ft.)	10.0' min.	14.4'	
18	*Rear Yard (South) Setback (2nd Story) (Ft.)	15.0' min.	15.0'	
19	Angle of Vision (Deg.)	100 deg. max.	74 deg.	
20	Building Height (1-story) (Ft.)	14' max.	10.0'	
21	Building Height (2-story) (Ft.)	22' max.	22.0'	
22	Overall Building Height (1-story) (Ft.)	22' max. (pitched roof)	13.66'	
23	Overall Building Height (2-story) (Ft.)	30' max. (pitched roof)	25.5'	
24	Crown of Road (COR) (Chilean Ave.) (NAVD)	N/A	+9.78' NAVD [N/C]	
25	Max. Amount of Fill Added to Site (Ft.)	0.75	0	
26	Finished Floor Elev. (FFE)(NAVD)	N/A	+11.28' NAVD	
27	Zero Datum for point of meas. (NAVD)	N/A	+11.28' NAVD	
28	FEMA Flood Zone Designation	N/A	Flood Zone X [N/C]	
29	Base Flood Elevation (BFE)(NAVD)	N/A	N/A	
30	Landscape Open Space (LOS) (Sq Ft and %)	4,500 s.f. (45%) min.	3,678 s.f. (36.7%)	X
31	Perimeter LOS (Sq Ft and %)	2,250 s.f. (50%) min.	2,255 s.f. (50.1%)	
32	Front Yard LOS (2-story) (Sq Ft and %)	800 s.f. (40%) min.	892 s.f. (45%)	
33	**Native Plant Species %	Please refer to separate landscape legend.		

* Indicate each yard area with cardinal direction (N,S,E,W)

If value is not applicable, enter N/A

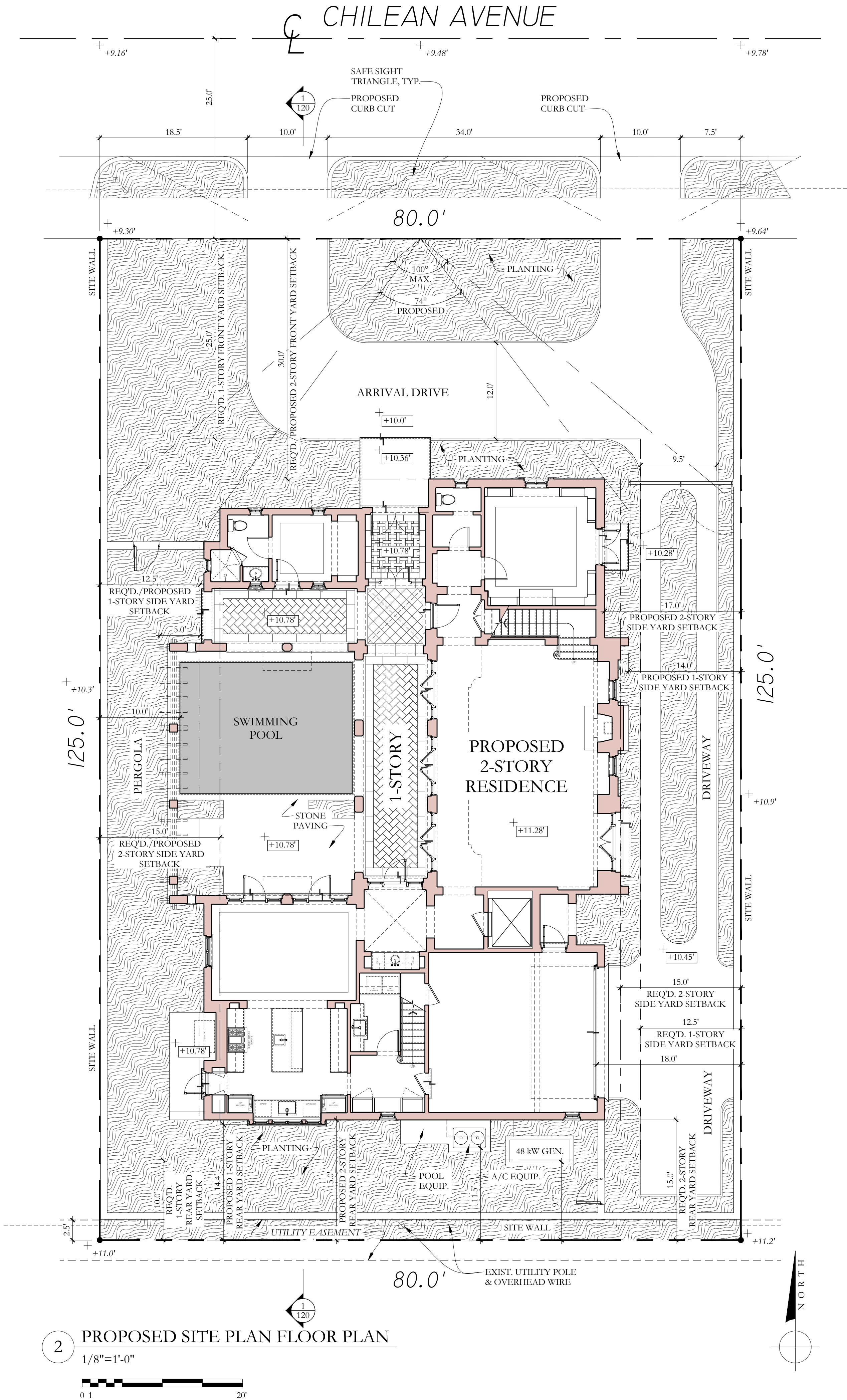
** Provide Native plant species calculation per category as required by Ord. 24-2021 on separate table

If value is not changing, enter N/C

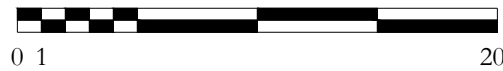
LEGAL DESCRIPTION:

Lot 17, less the West 10 feet, all of Lots 18 and 19, and the West 15 feet of Lot 20, Block 9, A REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH, FLORIDA, according to the plat thereof on file in the Office of the Clerk of the Court in and for Palm Beach County, Florida, recorded in Plat Book 4, Page 1, said land situate, lying and being in Palm Beach County, Florida.

PREVIOUSLY PRESENTED



2 PROPOSED SITE PLAN FLOOR PLAN
1/8"=1'-0"



NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:
+5.50' EXISTING SPOT
ELEVATION
+5'-6" PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL SET 08/29/2022
DRC FIRST SUBMITTAL SET 08/08/2022
DRC PRE-APP MEETING SET 07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
ZONING LEGEND &
PROP. SITE PLAN FLOOR PLAN

DATE
AUGUST 29, 2022

SCALE
1/8" = 1'-0"

BY
CG

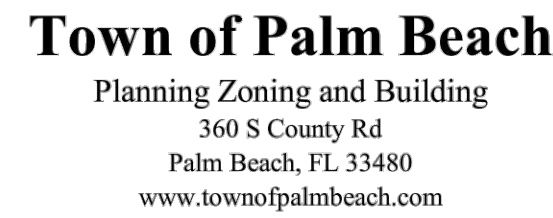
SHEET NO

A-002



FAIRFAX & SAMMONS
NEW YORK - PALM BEACH
FAIRFAX, SAMMONS & PARTNERS, LLC.
214 BRAZILIAN AVENUE, PALM BEACH 33480
TELEPHONE (561) 808-8881
FAIRFAXANDSAMMONS.COM
LICENSE NO. AA28000846

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* Indicate each yard area with cardinal direction (N,S,E,W)

If value is not applicable, enter N/A

**** Provide Native plant species calculation per category as required by Ord. 24-2021 on separate table**

If value is not changing, enter N/C

LEGAL DESCRIPTION:

Lot 17, less the West 10 feet, all of Lots 18 and 19, and the West 15 feet of Lot 20, Block 9, **A REVISED MAP OF ROYAL PARK ADDITION TO PALM BEACH, FLORIDA**, according to the plat thereof on file in the Office of the Clerk of the Court in and for Palm Beach County, Florida, recorded in Plat Book 4, Page 1, said land situate, lying and being in Palm Beach County, Florida.



PROPOSED SITE PLAN FLOOR PLAN

$$1/8'' = 1'-0''$$


NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:

+5.50' EXISTING SPOT
ELEVATION

PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL - REV. <u>A</u>	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

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CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE

ZONING LEGEND &
PROP. SITE PLAN FLOOR PLAN

DATE
NOV. 2, 2022

SCALE
1/8" = 1'-0"

BY
CG

SHEET NO

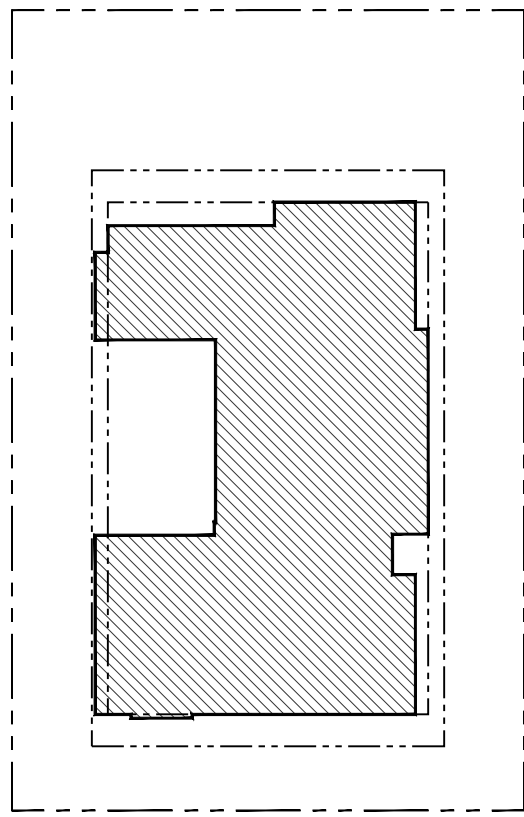
A-002



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LICENSE NO. AA26000846

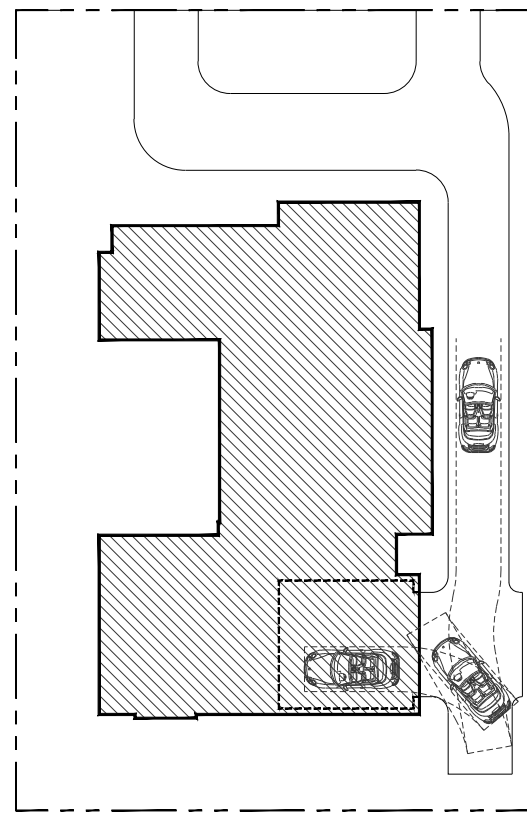
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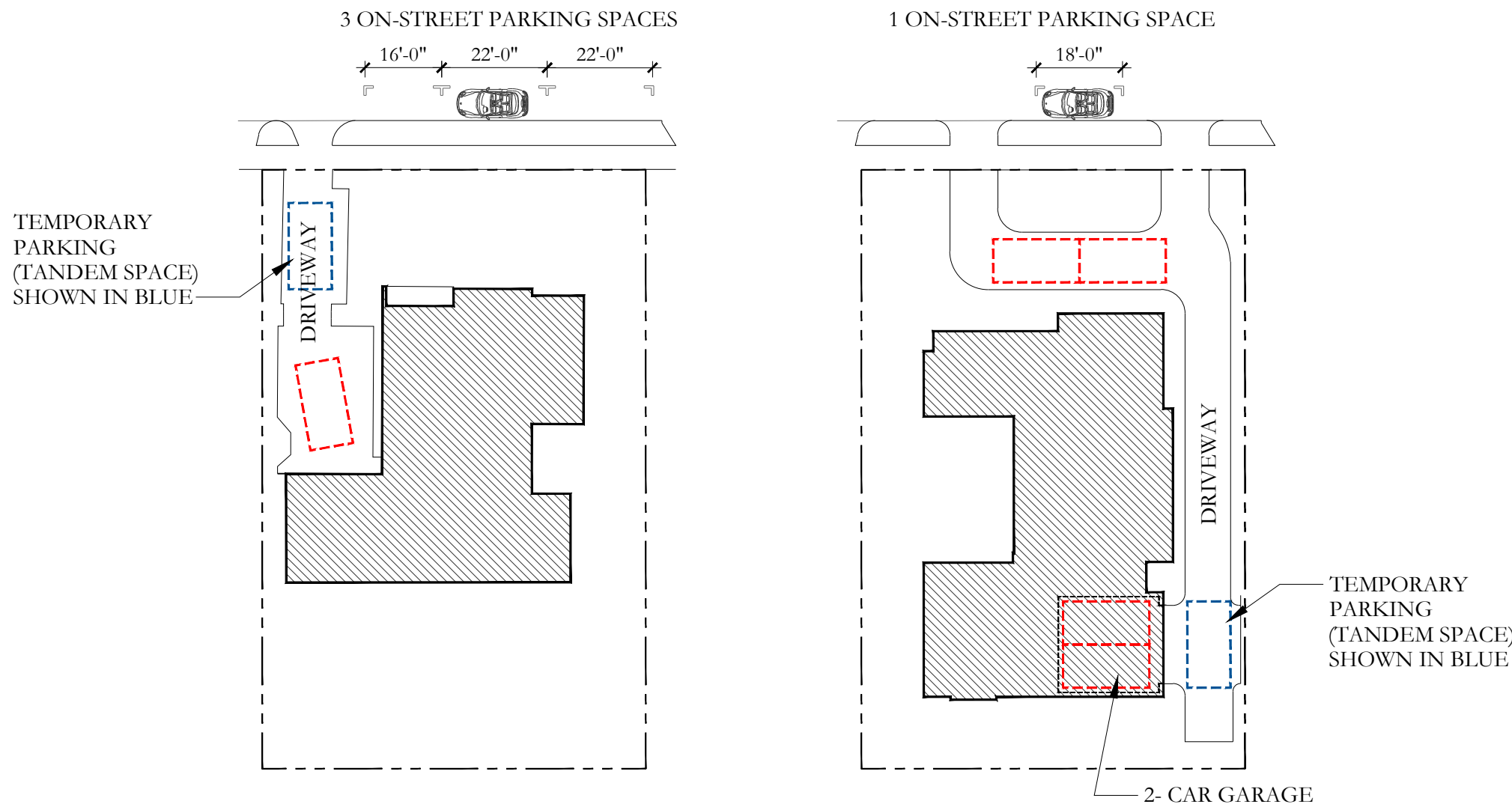
LOT AREA: 10,000 S.F.
BUILDING AREA: 3,363 S.F. (33.6%)

1 LOT COVERAGE DIAGRAM
1"=30'-0"



NOTE: CAR SHOWN REVERSES OUT OF GARAGE AND
COMPLETES 4-POINT TURN TO DRIVE FOWARD TOWARD STREET

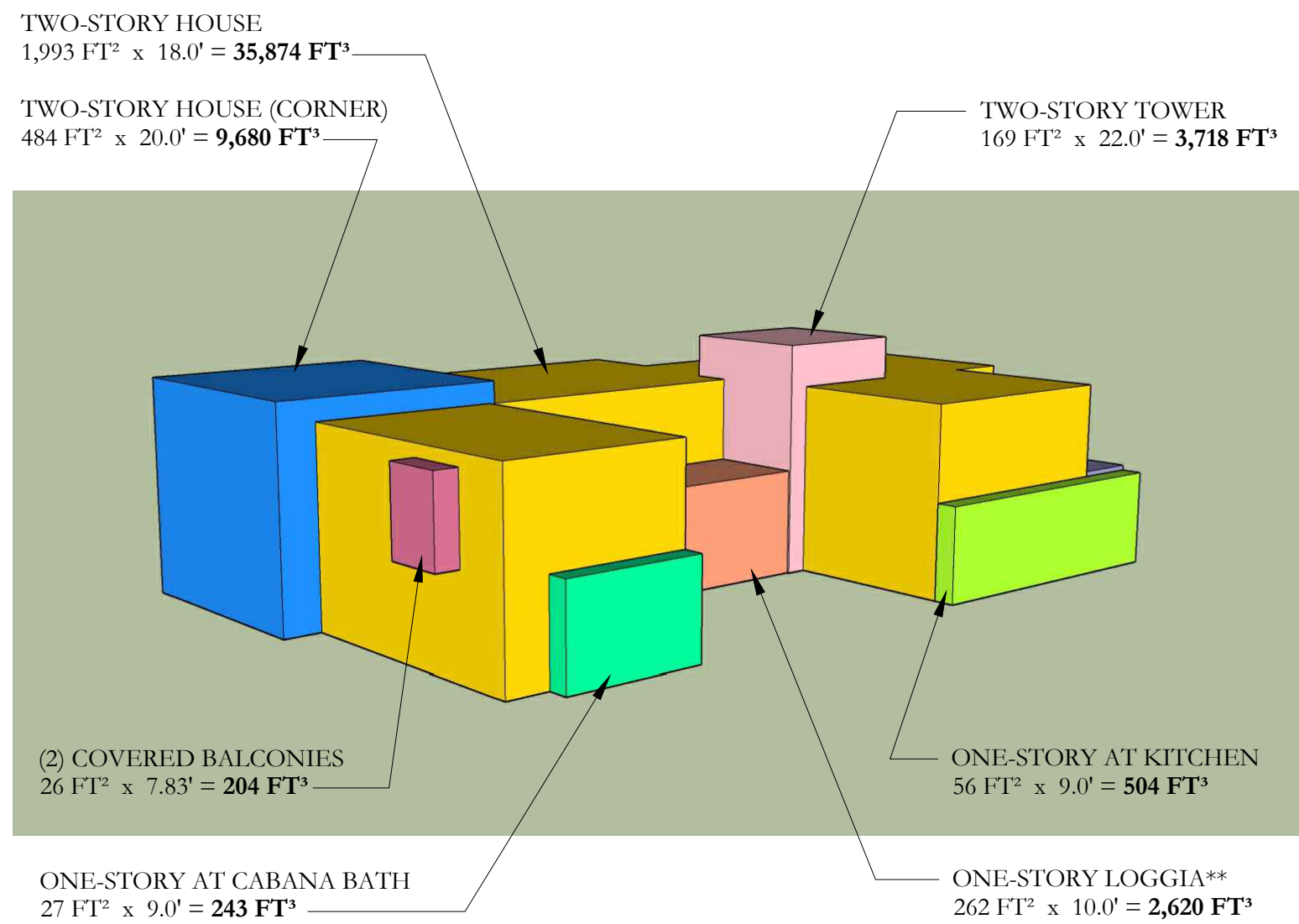
2 VEHICLE MANEUVERABILITY DIAGRAM
1"=30'-0"



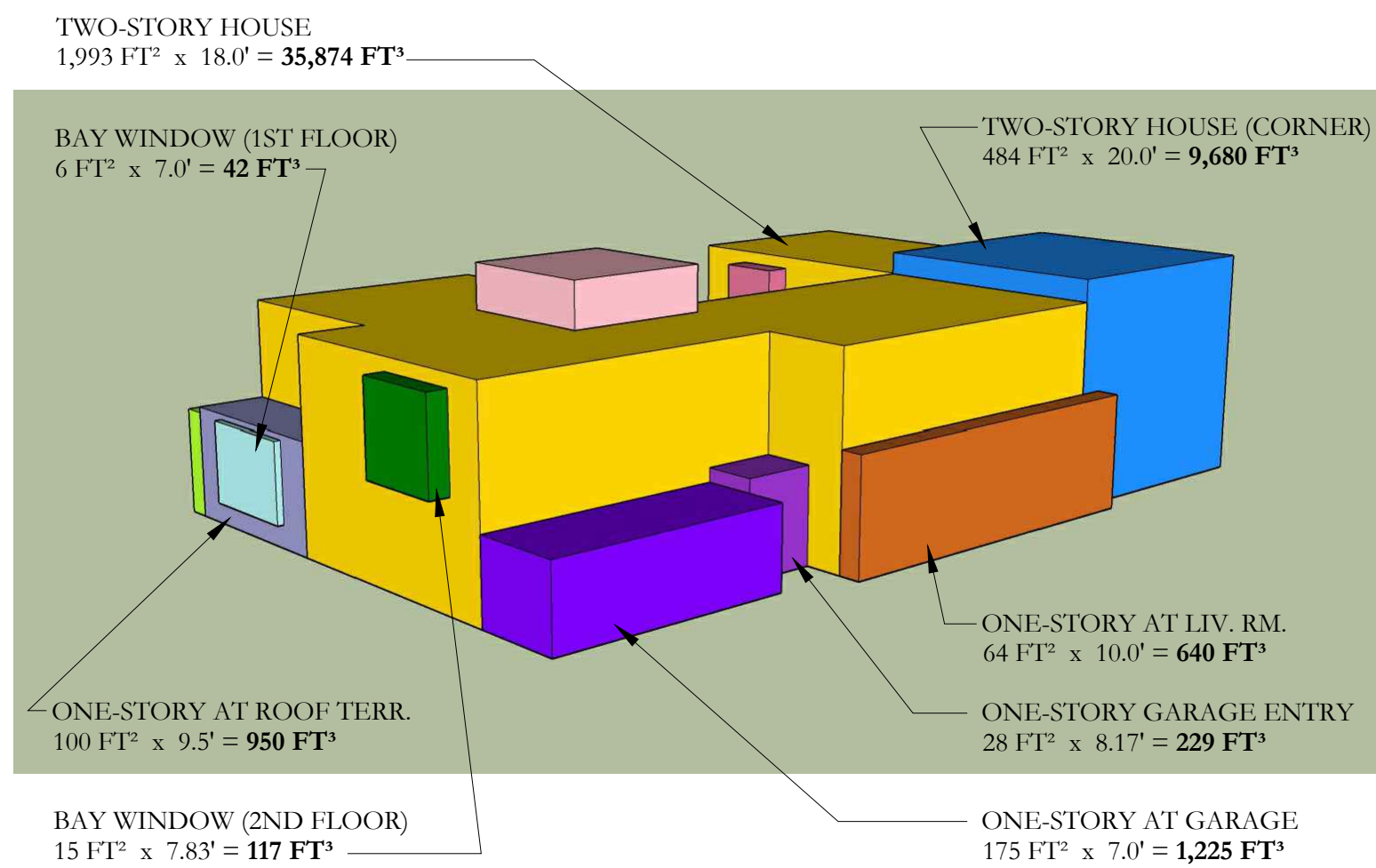
EXISTING		PROPOSED	
OFF-STREET PARKING		OFF-STREET PARKING	2
DRIVEWAY SPACES	1	DRIVEWAY SPACES	1
TANDEM SPACES*	1	TANDEM SPACES*	2
GARAGE SPACES	0	GARAGE SPACES	1
ON-STREET PARKING	3	ON-STREET PARKING	6
TOTAL SPACES	5	TOTAL SPACES	

3 EXIST. & PROPOSED PARKING DIAGRAMS
1"=30'-0"

*TANDEM PARKING SPACES NOT ALLOWED PER TOWN OF PALM BEACH
ZONING CODE. PER SEC. 134-2172: THE PARKING PLAN MUST BE ARRANGED SO THAT EACH
AUTOMOBILE MAY BE PLACED AND REMOVED FROM THE PARKING SPACE
ASSIGNED WITHOUT THE NECESSITY OF MOVING ANY OTHER AUTOMOBILE TO
COMPLETE THE MANEUVER.



4 CUBIC CONTENT - FROM NORTHWEST
N.T.S.



5 CUBIC CONTENT - FROM SOUTHEAST
N.T.S.

PROPOSED CUBIC CONTENT TABULATIONS:			
MASS:	AREA (SQ. FT.):	HEIGHT (FT.):	VOLUME (CU. FT.):
TWO-STORY HOUSE	1,993 SQ. FT.	18.0 FT.	35,874 CU. FT.
TWO-STORY HOUSE (CORNER TOWER)	484 SQ. FT.	20.0 FT.	9,680 CU. FT.
TWO-STORY TOWER	169 SQ. FT.	22.0 FT.	3,718 CU. FT.
ONE-STORY LOGGIA **	262 SQ. FT.	10.0 FT.	2,620 CU. FT.
ONE-STORY AT LIVING RM.	64 SQ. FT.	10.0 FT.	640 CU. FT.
ONE-STORY AT GARAGE	175 SQ. FT.	7.0 FT.	1,225 CU. FT.
ONE-STORY GARAGE COVERED ENTRY	28 SQ. FT.	8.17 FT.	229 CU. FT.
ONE-STORY WING AT ROOF TERRACE	100 SQ. FT.	9.5 FT.	950 CU. FT.
ONE-STORY AT KITCHEN	56 SQ. FT.	9.0 FT.	504 CU. FT.
ONE-STORY AT CABANA BATH	27 SQ. FT.	9.0 FT.	243 CU. FT.
BAY WINDOW (1ST FLOOR)	6 SQ. FT.	7.0 FT.	42 CU. FT.
BAY WINDOW (2ND FLOOR)	15 SQ. FT.	7.83 FT.	117 CU. FT.
(2) COVERED BALCONIES (2ND FLOOR)	26 SQ. FT.	7.83 FT.	204 CU. FT.

ALLOWABLE C.C.R. CALCULATION:
3.5 + [((60,000 - 10,000) / 50,000) x 0.5]
3.5 + [(50,000 / 50,000) x 0.5]
3.5 + [1.0 x 0.5]
3.5 + [0.5]
4.00 CCR OR 40,000 CU. FT.

SUM = 56,046 CU. FT.
- 2,000 CU. FT.

TOTAL = 54,046 CU. FT.

TOTAL CUBIC CONTENT OF
UNENCLOSED 1ST FLOOR
MASSES = 2,849 FT³

** PURSUANT TO TOWN OF PALM BEACH
ORDINANCES, SEC. 134-893(b)(13)(5):
UNENCLOSED LOGGIAS, PERGOLAS, PORCHES,
TERRACES AND COVERED PATIOS LOCATED ON
THE FIRST FLOOR SHALL BE EXCLUDED FROM
THE CALCULATION OF TOTAL CUBIC CONTENT
UP TO 5% OF ALLOWABLE CUBIC CONTENT.
PORTIONS OF UNENCLOSED STRUCTURES IN
EXCESS OF THE 5% MAXIMUM, AS WELL AS
THOSE LOCATED ABOVE THE FIRST FLOOR,
SHALL BE INCLUDED IN THE CALCULATION OF
TOTAL CUBIC CONTENT.

40,000 FT³ x 5% = 2,000 FT³ [EXCLUDED]
2,849 FT³ + 2,000 FT³ = 849 FT³ [INCLUDED]

SINCE THE CUBIC CONTENT OF THE
UNENCLOSED 1ST FLOOR LOGGIA IS MORE
THAN 5% OF THE ALLOWABLE CUBIC CONTENT,
THE AMOUNT IN EXCESS OF 5% SHALL BE
COUNTED IN THE CALCULATION OF TOTAL
CUBIC CONTENT.

6 CUBIC CONTENT TABULATION
N.T.S.

PREVIOUSLY PRESENTED

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

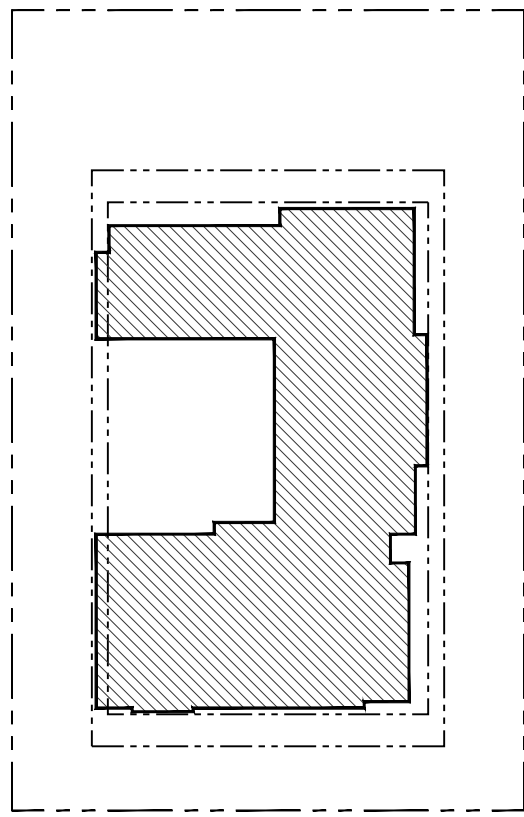
SHEET TITLE
ZONING DIAGRAMS

DATE AUGUST 29, 2022	SHEET NO A-003
SCALE AS NOTED	
BY CG	



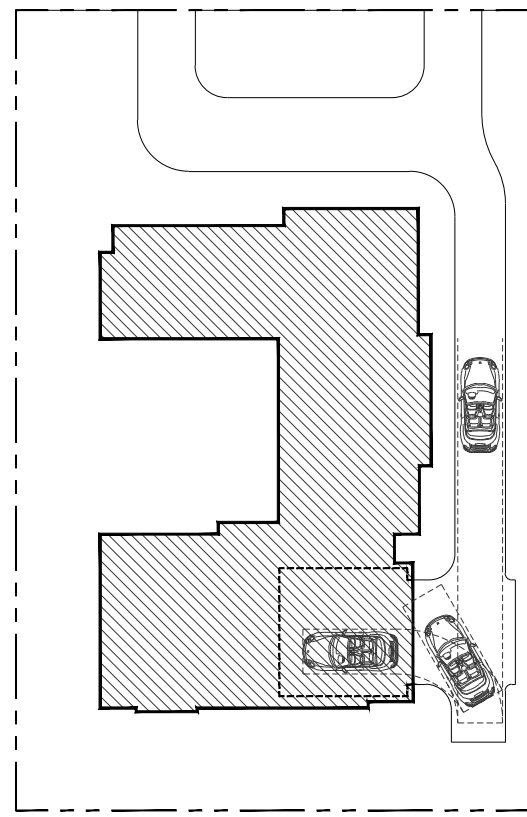
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NEW YORK - PALM BEACH
FAIRFAX, SAMMONS & PARTNERS, L.L.C.
214 BRAZILIAN AVENUE, PALM BEACH 33480
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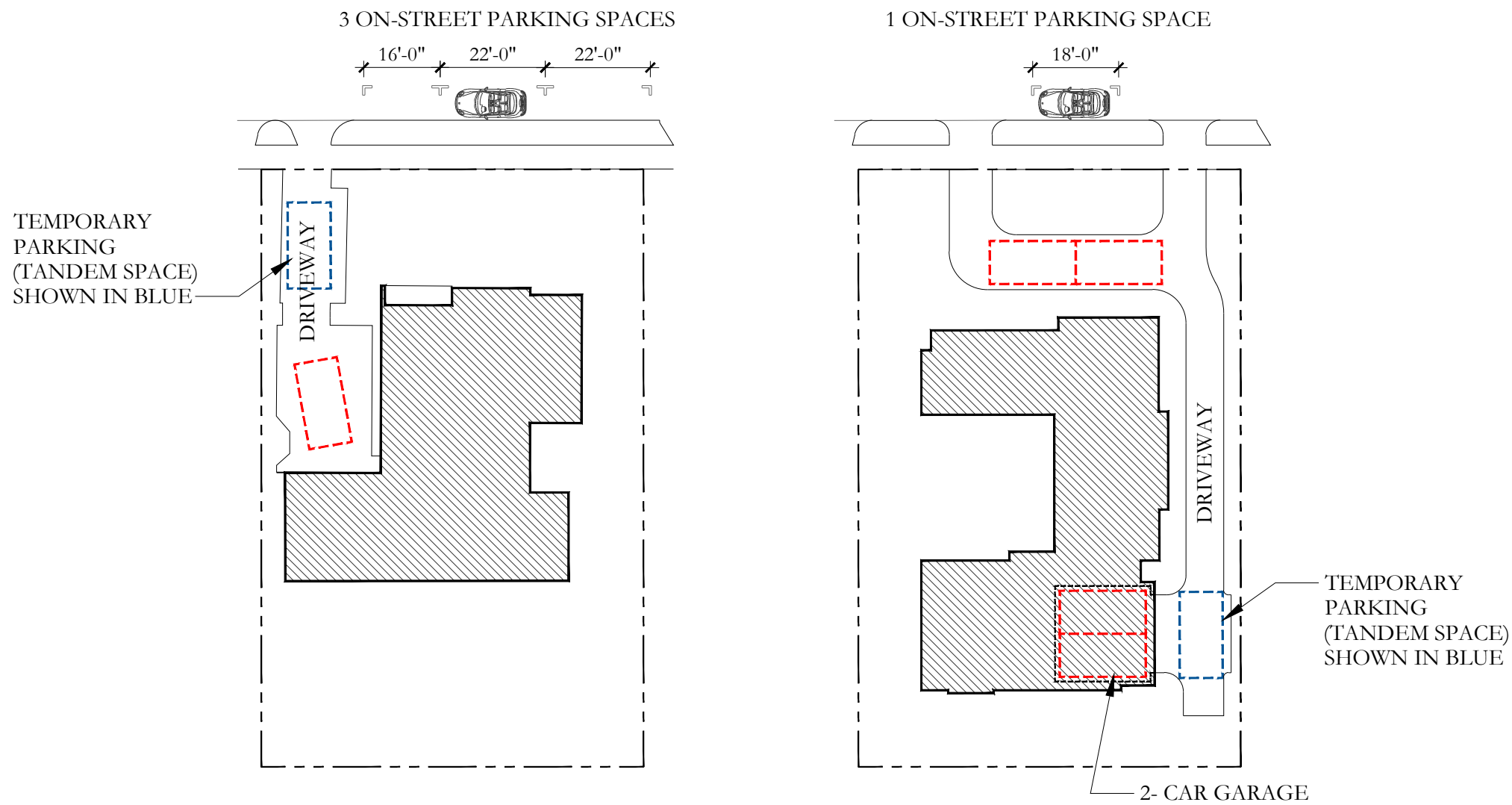
LOT AREA: 10,000 S.F.
BUILDING AREA: 2,963 S.F. (29.6%)

1 LOT COVERAGE DIAGRAM
1"=30'-0"



NOTE: CAR SHOWN REVERSES OUT OF GARAGE AND
COMPLETES 4-POINT TURN TO DRIVE FOWARD TOWARD STREET

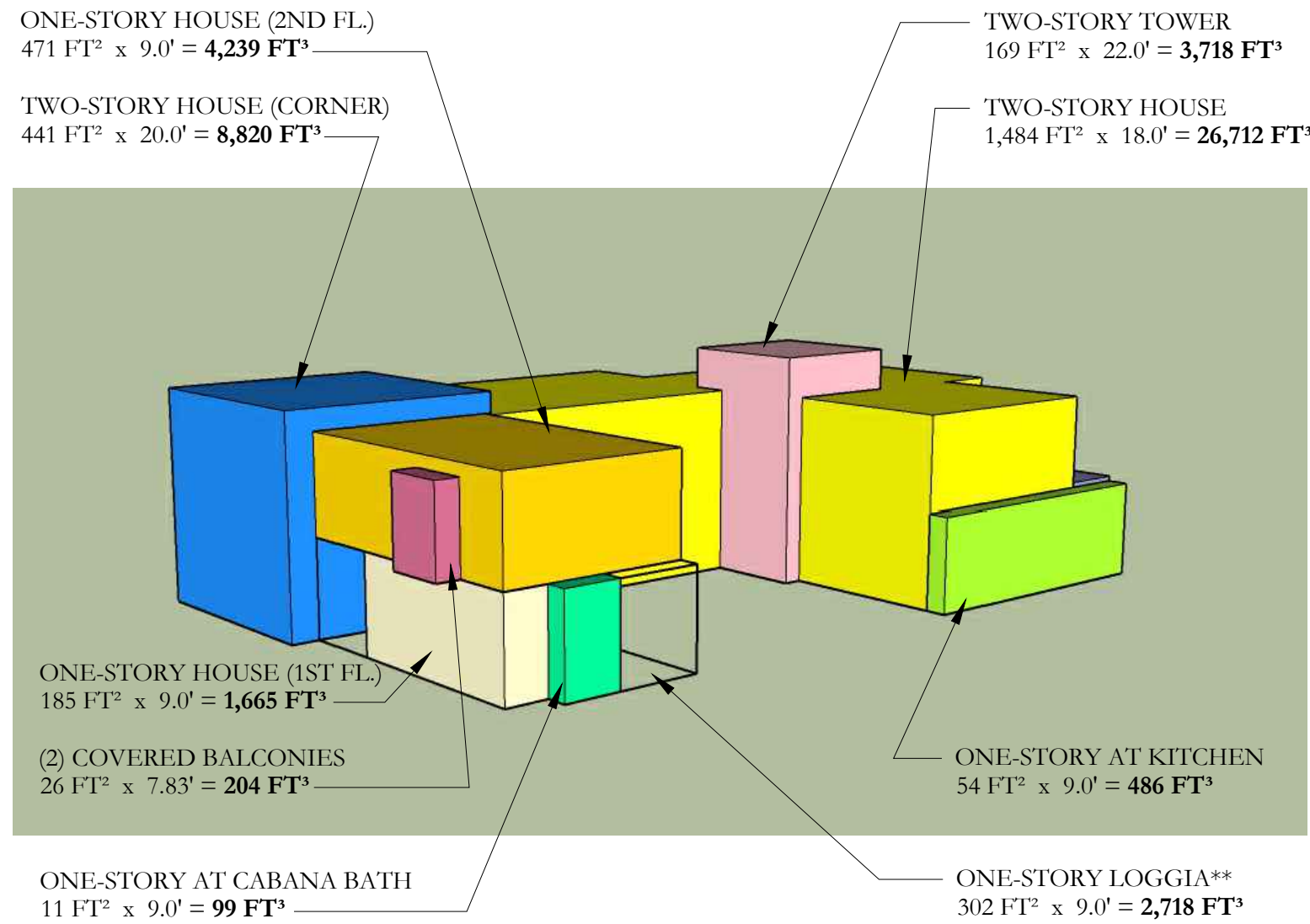
2 VEHICLE MANEUVERABILITY DIAGRAM
1"=30'-0"



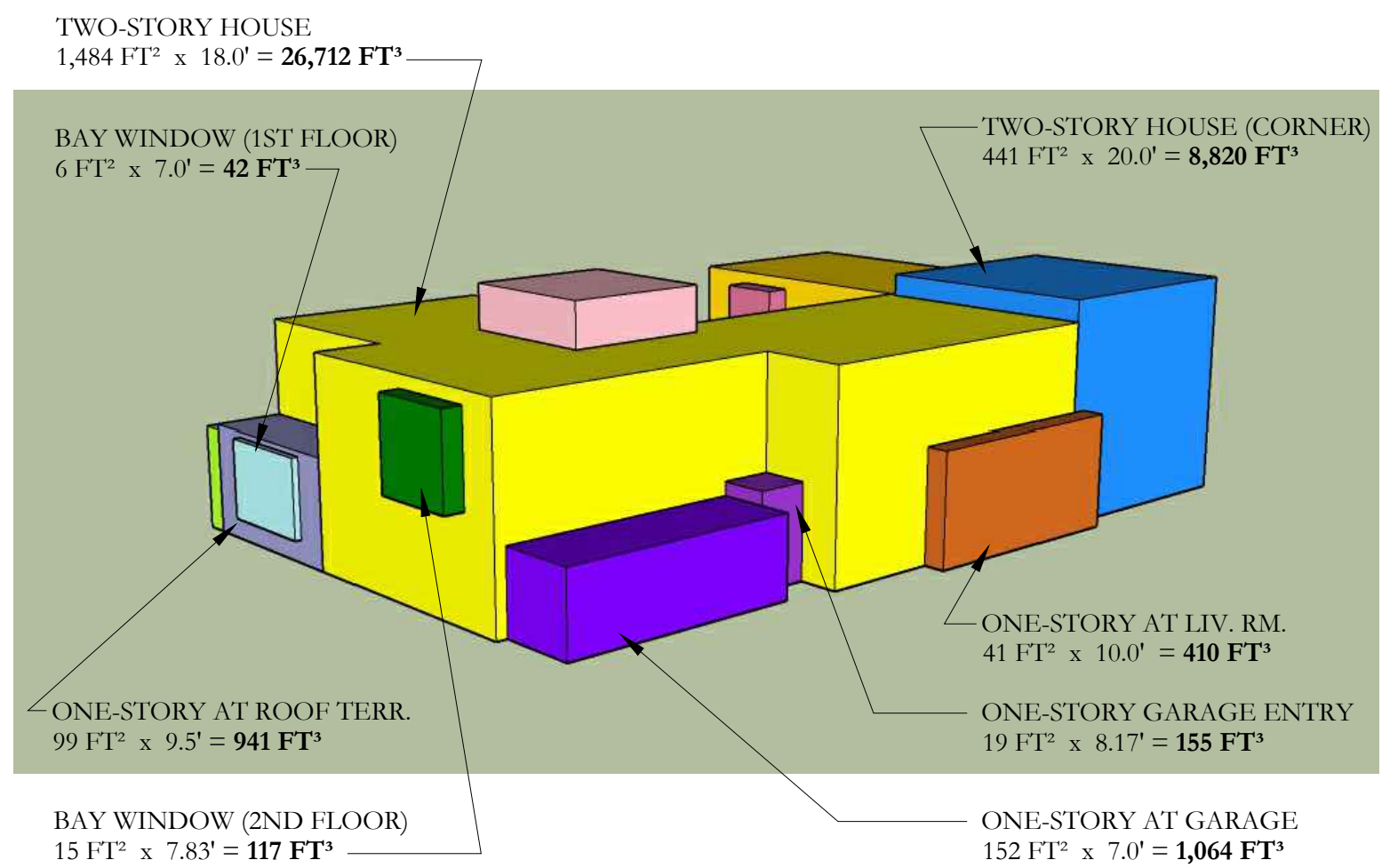
EXISTING		PROPOSED	
OFF-STREET PARKING		OFF-STREET PARKING	
DRIVEWAY SPACES	1	DRIVEWAY SPACES	2
TANDEM SPACES*	1	TANDEM SPACES*	1
GARAGE SPACES	0	GARAGE SPACES	2
ON-STREET PARKING	3	ON-STREET PARKING	1
TOTAL SPACES	5	TOTAL SPACES	6

3 EXIST. & PROPOSED PARKING DIAGRAMS
1"=30'-0"

*TANDEM PARKING SPACES NOT ALLOWED PER TOWN OF PB ZONING CODE.
PER SEC. 134-2172: THE PARKING PLAN MUST BE ARRANGED SO THAT EACH AUTOMOBILE MAY BE PLACED AND REMOVED FROM
THE PARKING SPACE ASSIGNED WITHOUT THE NECESSITY OF MOVING ANY OTHER AUTOMOBILE TO COMPLETE THE MANEUVER.



4 CUBIC CONTENT - FROM NORTHWEST
N.T.S.



5 CUBIC CONTENT - FROM SOUTHEAST
N.T.S.

PROPOSED CUBIC CONTENT TABULATIONS:			
MASS:	AREA (SQ. FT.):	HEIGHT (FT.):	VOLUME (CU. FT.):
TWO-STORY HOUSE	1,484 SQ. FT.	18.0 FT.	26,712 CU. FT.
TWO-STORY HOUSE (CORNER TOWER)	441 SQ. FT.	20.0 FT.	8,820 CU. FT.
TWO-STORY TOWER	169 SQ. FT.	22.0 FT.	3,718 CU. FT.
ONE-STORY HOUSE (2ND FL.)	471 SQ. FT.	9.0 FT.	4,239 CU. FT.
ONE-STORY HOUSE (1ST FL.)	185 SQ. FT.	9.0 FT.	1,665 CU. FT.
ONE-STORY LOGGIA **	302 SQ. FT.	9.0 FT.	2,718 CU. FT.
ONE-STORY AT LIVING ROOM	41 SQ. FT.	10.0 FT.	410 CU. FT.
ONE-STORY AT GARAGE	152 SQ. FT.	7.0 FT.	1,064 CU. FT.
ONE-STORY GARAGE COVERED ENTRY	19 SQ. FT.	8.17 FT.	155 CU. FT.
ONE-STORY WING AT ROOF TERRACE	99 SQ. FT.	9.5 FT.	941 CU. FT.
ONE-STORY AT KITCHEN	54 SQ. FT.	9.0 FT.	486 CU. FT.
ONE-STORY AT CABANA BATH	11 SQ. FT.	9.0 FT.	99 CU. FT.
BAY WINDOW (1ST FLOOR)	6 SQ. FT.	7.0 FT.	42 CU. FT.
BAY WINDOW (2ND FLOOR)	15 SQ. FT.	7.83 FT.	117 CU. FT.
(2) COVERED BALCONIES (2ND FLOOR)	26 SQ. FT.	7.83 FT.	204 CU. FT.
SUM = 51,390 CU. FT. - 2,000 CU. FT.			
TOTAL = 49,390 CU. FT.			

ALLOWABLE C.C.R. CALCULATION:
 $3.5 + [((60,000 - 10,000) / 50,000) \times 0.5]$
 $3.5 + [(50,000 / 50,000) \times 0.5]$
 $3.5 + [1.0 \times 0.5]$
 $3.5 + [0.5]$
4.00 CCR OR 40,000 CU. FT.

6 CUBIC CONTENT TABULATION
N.T.S.

TOTAL CUBIC CONTENT OF
UNENCLOSED 1ST FLOOR
MASSES = 2,873 FT³

** PURSUANT TO TOWN OF PALM BEACH
ORDINANCES, SEC. 134-893(b)(13)(5):
UNENCLOSED LOGGIAS, PERGOLAS, PORCHES,
TERRACES AND COVERED PATIOS LOCATED ON
THE FIRST FLOOR SHALL BE EXCLUDED FROM
THE CALCULATION OF TOTAL CUBIC CONTENT
UP TO 5% OF ALLOWABLE CUBIC CONTENT.
PORTIONS OF UNENCLOSED STRUCTURES IN
EXCESS OF THE 5% MAXIMUM, AS WELL AS
THOSE LOCATED ABOVE THE FIRST FLOOR,
SHALL BE INCLUDED IN THE CALCULATION OF
TOTAL CUBIC CONTENT.

40,000 FT³ x 5% = 2,000 FT³ [EXCLUDED]
2,873 FT³ - 2,000 FT³ = 873 FT³ [INCLUDED]

SINCE THE CUBIC CONTENT OF THE
UNENCLOSED 1ST FLOOR LOGGIA IS MORE
THAN 5% OF THE ALLOWABLE CUBIC CONTENT,
THE AMOUNT IN EXCESS OF 5% SHALL BE
COUNTED IN THE CALCULATION OF TOTAL
CUBIC CONTENT.

DRC FINAL SUBMITTAL - REV. Δ	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
ZONING DIAGRAMS

DATE
NOV. 2, 2022

SCALE
AS NOTED

BY
CG

SHEET NO

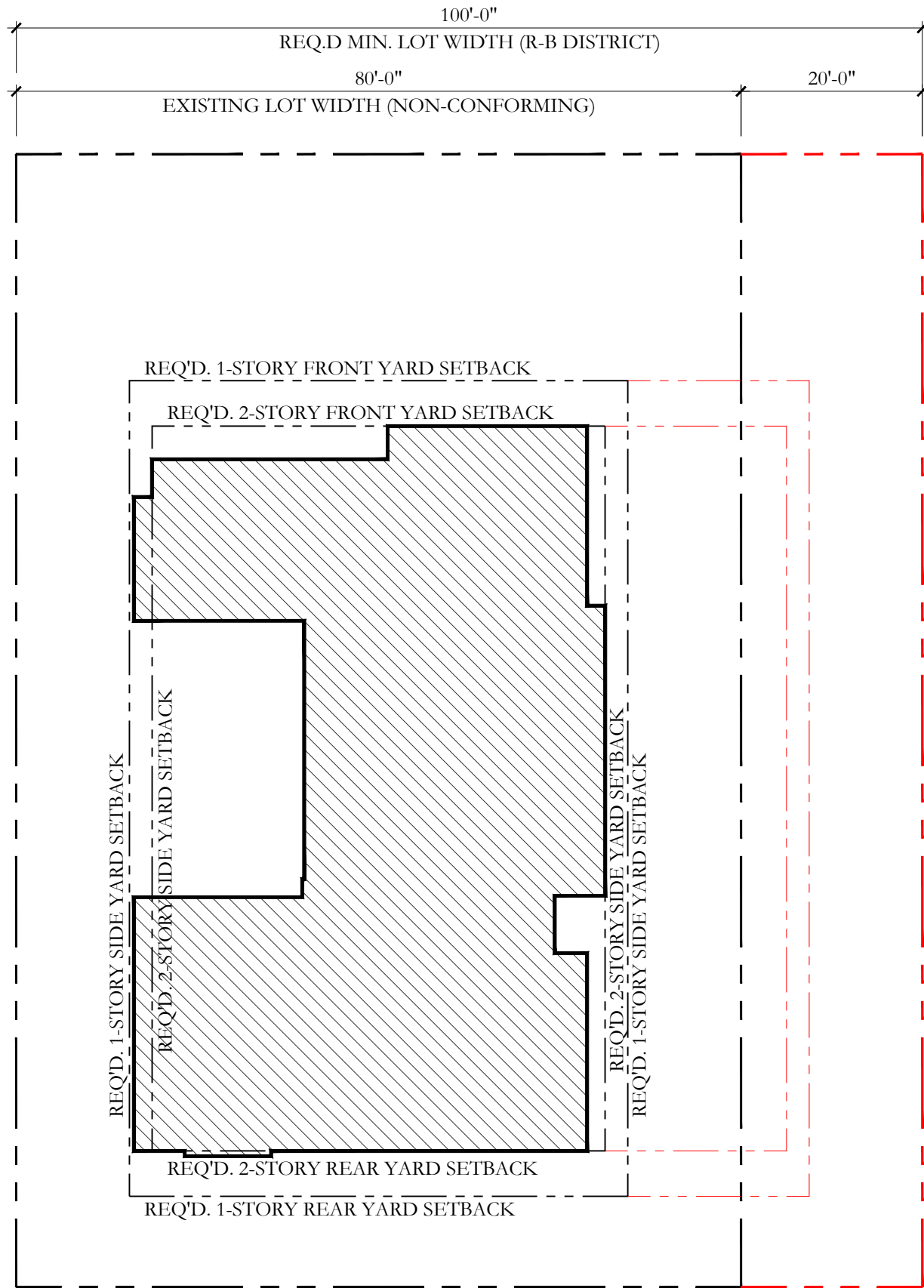
A-003



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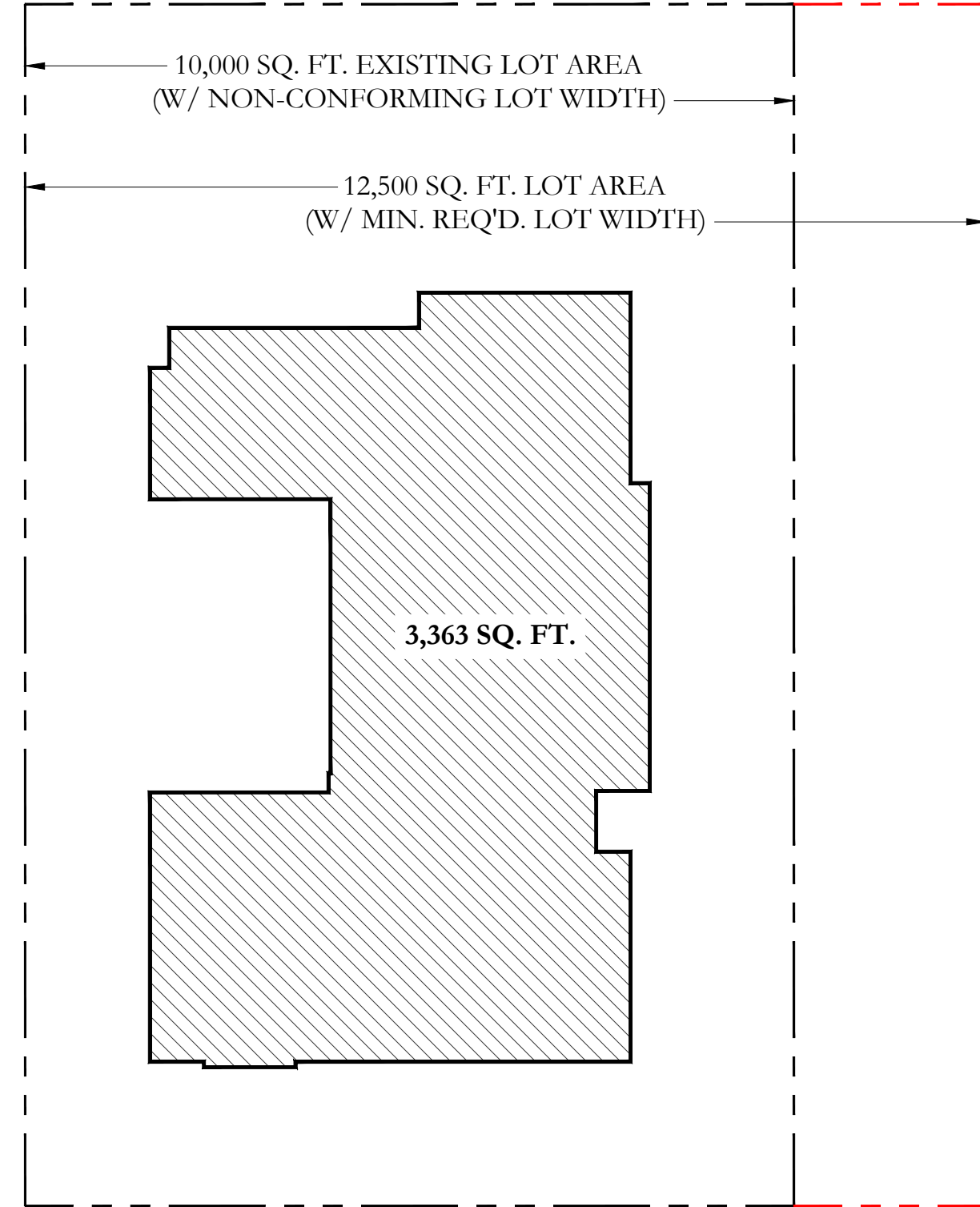
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1 LOT WIDTH DIAGRAM (SPECIAL EXCEPTION)
1/16"=1'-0"

SPECIAL EXCEPTION WITH SITE PLAN REVIEW:

SEC. 134-229 & 134-446:
SPECIAL EXCEPTION WITH SITE PLAN REVIEW FOR THE DEVELOPMENT OF A LOT NONCONFORMING IN LOT WIDTH IN THE R-B ZONING DISTRICT.

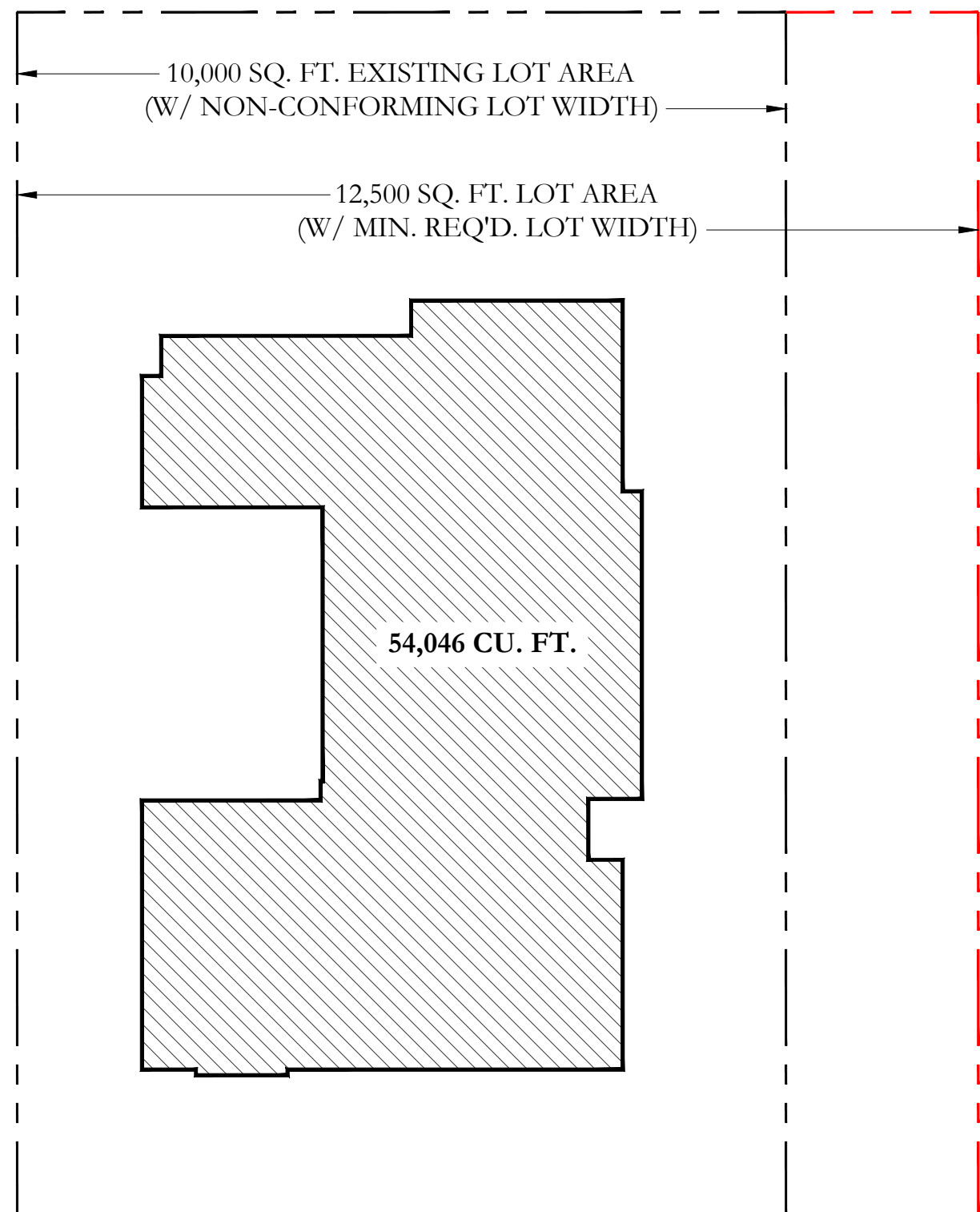


2 LOT COVERAGE DIAGRAM (VARIANCE #1)
1/16"=1'-0"

VARIANCE #1:

SEC. 134-893(11): VARIANCE FOR PROPOSED LOT COVERAGE OF 3,363 S.F. (33.6%) IN LIEU OF THE 3,000 SQ. FT. (30%) MAXIMUM ALLOWED.

HARDSHIP: IF LOT WIDTH WERE 100.0' MIN. REQ'D., PROPOSED LOT COVERAGE WOULD BE 26.9%, AND NO VARIANCE WOULD BE REQ'D.

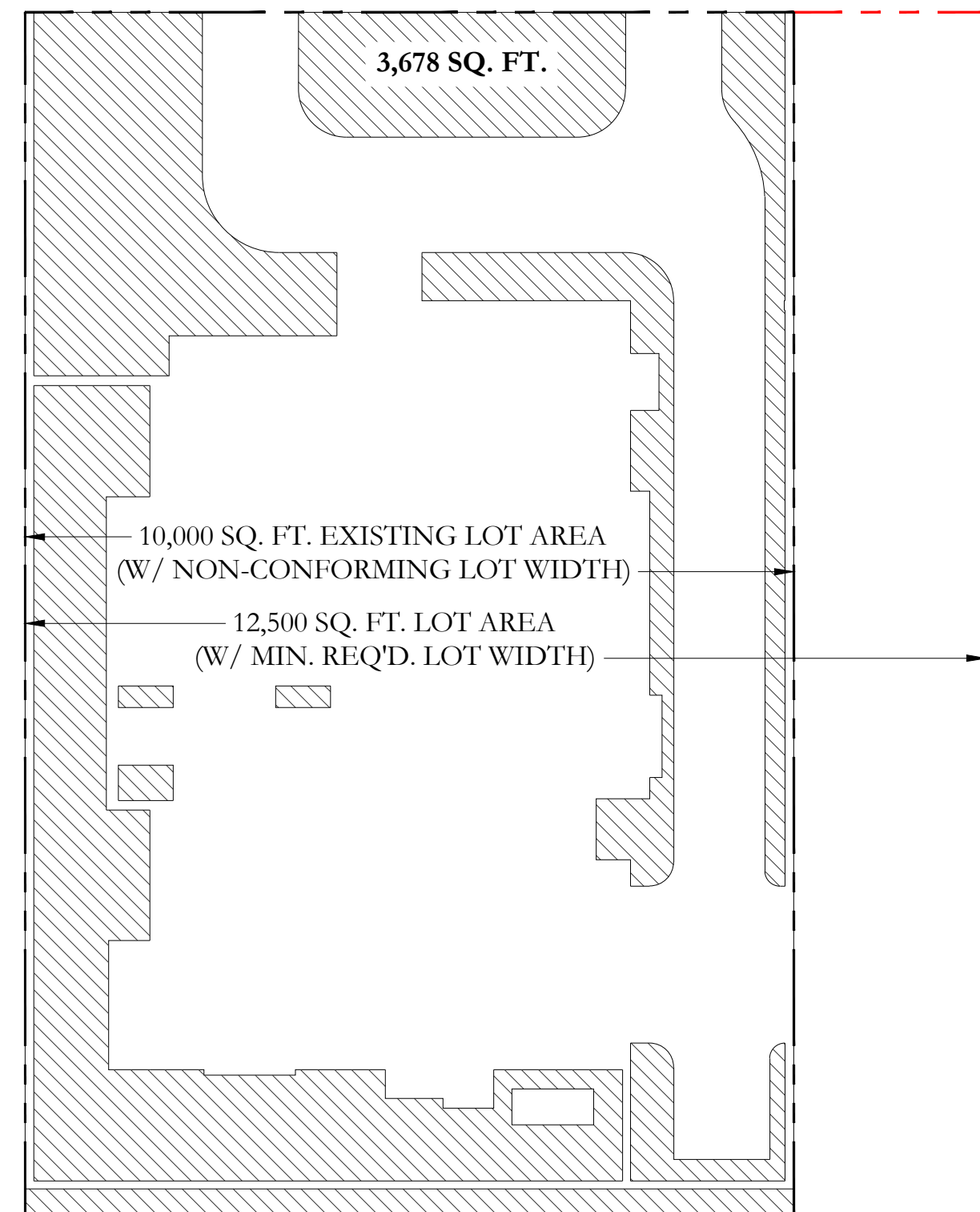


3 C.C.R. DIAGRAM (VARIANCE #2)
1/16"=1'-0"

VARIANCE #2:

SEC. 134-893(13): VARIANCE FOR CUBIC CONTENT RATIO (CCR) OF 5.40 IN LIEU OF THE 4.0 MAXIMUM ALLOWED.

HARDSHIP: IF LOT WIDTH WERE 100.0' MIN. REQ'D., ALLOWABLE CCR WOULD BE 3.98 (49,750 CU. FT.), AND THE NON-CONFORMITY WOULD BE LESS SEVERE (8% OVER ALLOWABLE).



4 LANDSCAPED OPEN SPACE DIAGRAM (VARIANCE #3)
1/16"=1'-0"

VARIANCE #3:

SEC. 134-893(12): VARIANCE FOR LANDSCAPED OPEN SPACE OF 3,678 S.F. (36.7%) IN LIEU OF THE 4,500 S.F. (45%) MINIMUM REQUIRED.

HARDSHIP: IF LOT WIDTH WERE 100.0' MIN. REQ'D., PROPOSED LANDSCAPED OPEN SPACE WOULD BE 49.4%, AND NO VARIANCE WOULD BE REQ'D.

PREVIOUSLY PRESENTED

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

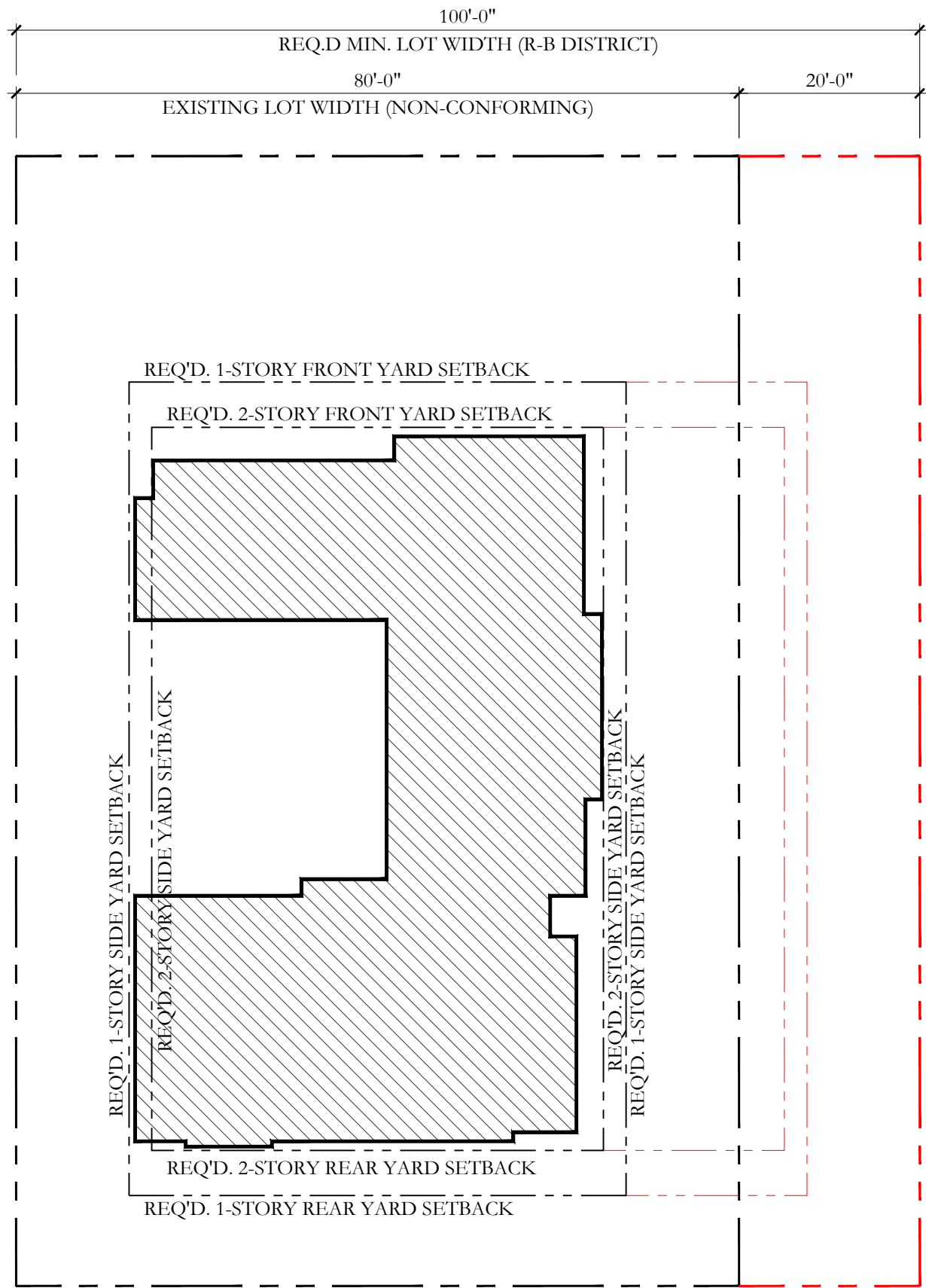
GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
VARIANCE DIAGRAMS

DATE AUGUST 29, 2022	SHEET NO A-004
SCALE AS NOTED	
BY CG	


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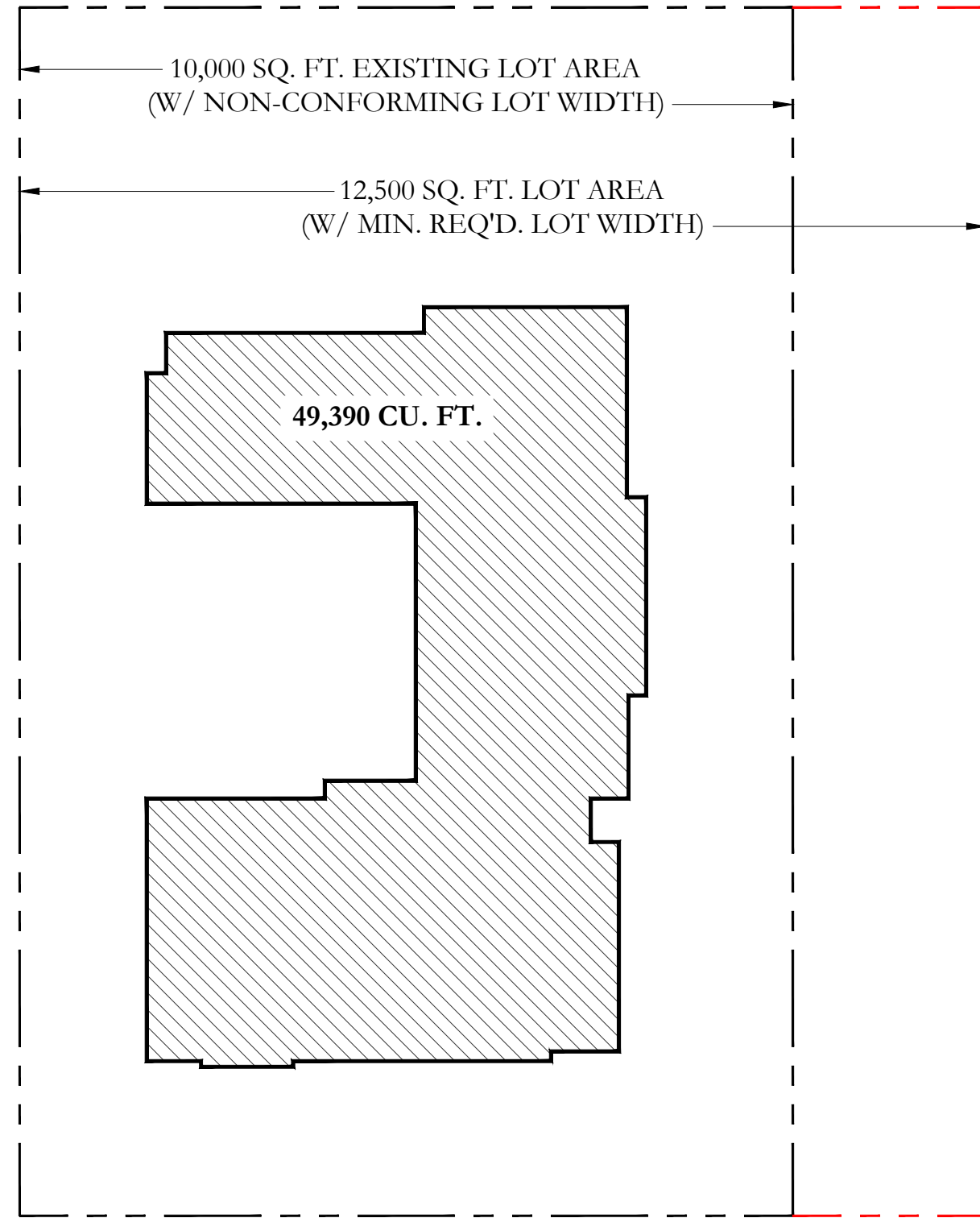
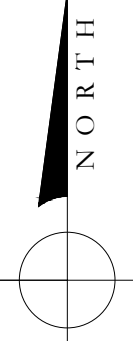
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1 LOT WIDTH DIAGRAM (SPECIAL EXCEPTION)
1/16"=1'-0"

**SPECIAL EXCEPTION WITH
SITE PLAN REVIEW:**

SEC. 134-229 & 134-446:
SPECIAL EXCEPTION WITH
SITE PLAN REVIEW FOR THE
DEVELOPMENT OF A LOT
NONCONFORMING IN LOT
WIDTH IN THE R-B ZONING
DISTRICT.



2 C.C.R. DIAGRAM (VARIANCE #1)
1/16"=1'-0"

VARIANCE #1:

SEC. 134-893(13): VARIANCE FOR CUBIC
CONTENT RATIO (CCR) OF 4.94 IN LIEU
OF THE 4.0 MAXIMUM ALLOWED.

HARDSHIP: IF LOT WIDTH WERE 100.0'
MIN. REQ'D., ALLOWABLE CCR WOULD
BE 3.98 (49,750 CU. FT.), AND NO
VARIANCE WOULD BE REQUIRED.

DRC FINAL SUBMITTAL - REV.	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

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RESIDENCE
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PALM BEACH, FLORIDA

SHEET TITLE
VARIANCE DIAGRAMS

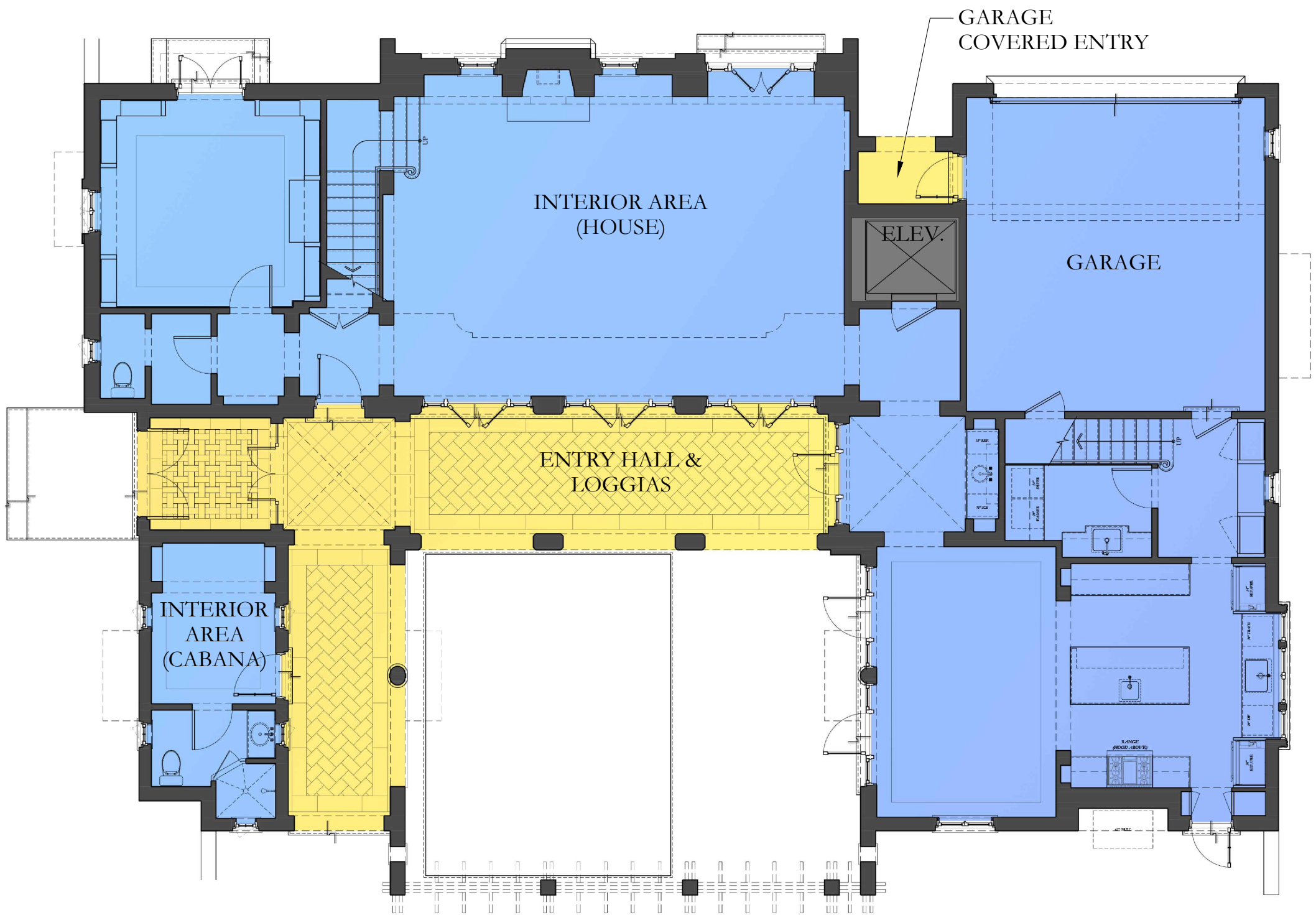
DATE NOV. 2, 2022	SHEET NO A-004
SCALE AS NOTED	
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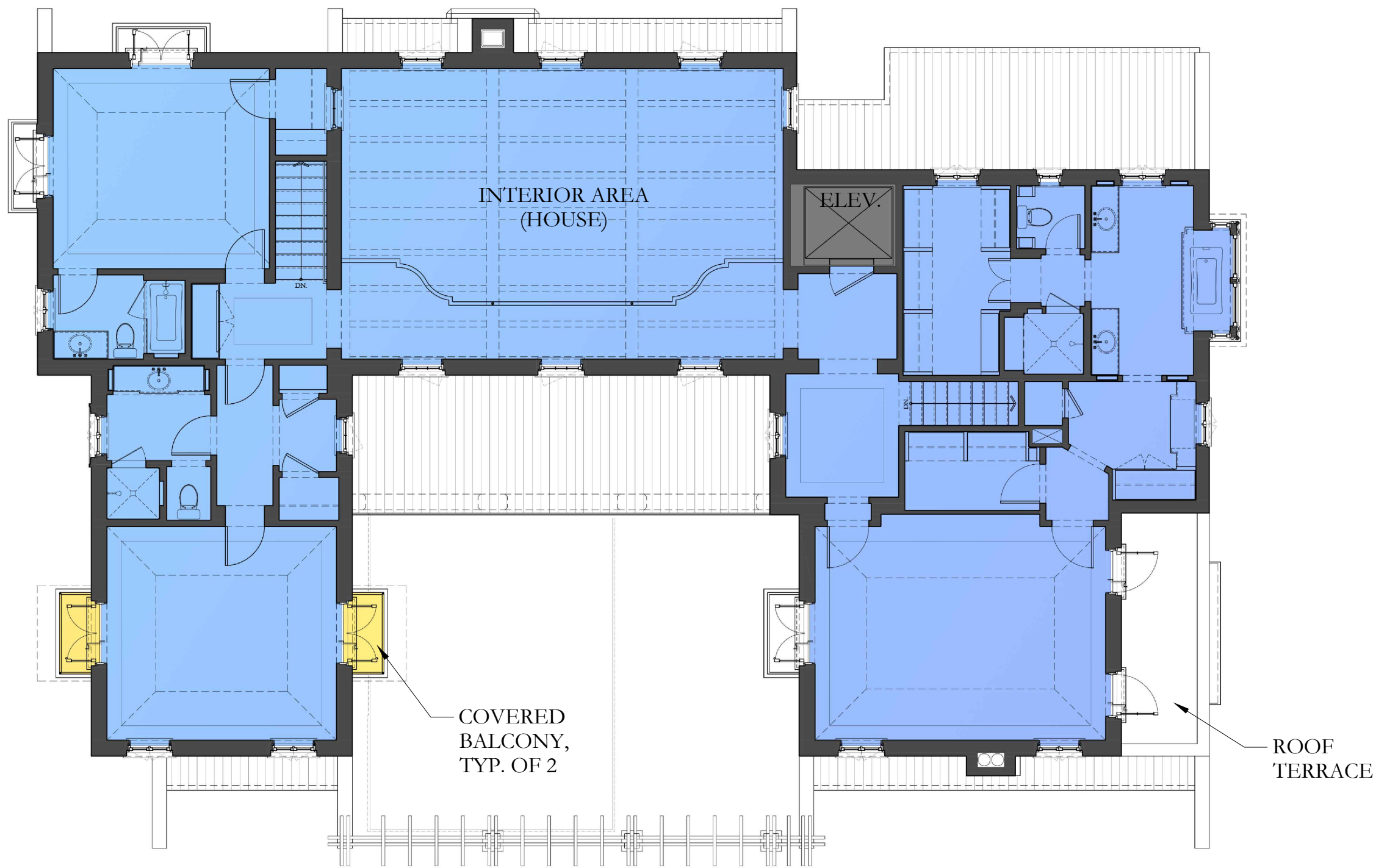
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AREA CALCULATIONS:	CONDITIONED	UNCONDITIONED
FIRST FLOOR		
INTERIOR AREA (HOUSE)	2,062 FT ²	
INTERIOR AREA (CABANA)	193 FT ²	
GARAGE	480 FT ²	
ENTRY HALL & LOGGIAS		557 FT ²
GARAGE COVERED ENTRY		31 FT ²
ELEVATOR		40 FT ²
SECOND FLOOR		
INTERIOR AREA*	2,174 FT ²	
COVERED BALCONIES (x 2)		26 FT ²
ELEVATOR		40 FT ²
ROOF TERRACE		(100 FT ²)
<i>SUBTOTAL</i>	<i>4,909 FT²</i>	<i>694 FT²</i>
TOTAL AREA:		5,603 FT²

*EXCLUDES 446 FT² AT LIVING ROOM 2-STORY SPACE



1 FIRST FLOOR COVERED SPACE DIAGRAM
1/8"=1'-0"



2 SECOND FLOOR COVERED SPACE DIAGRAM
1/8"=1'-0"



CONDITIONED SPACE (A/C) UN-CONDITIONED SPACE (EXTERIOR)

PREVIOUSLY PRESENTED

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

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RESIDENCE
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SHEET TITLE
AREA CALCULATIONS &
COVERED SPACE DIAGRAMS

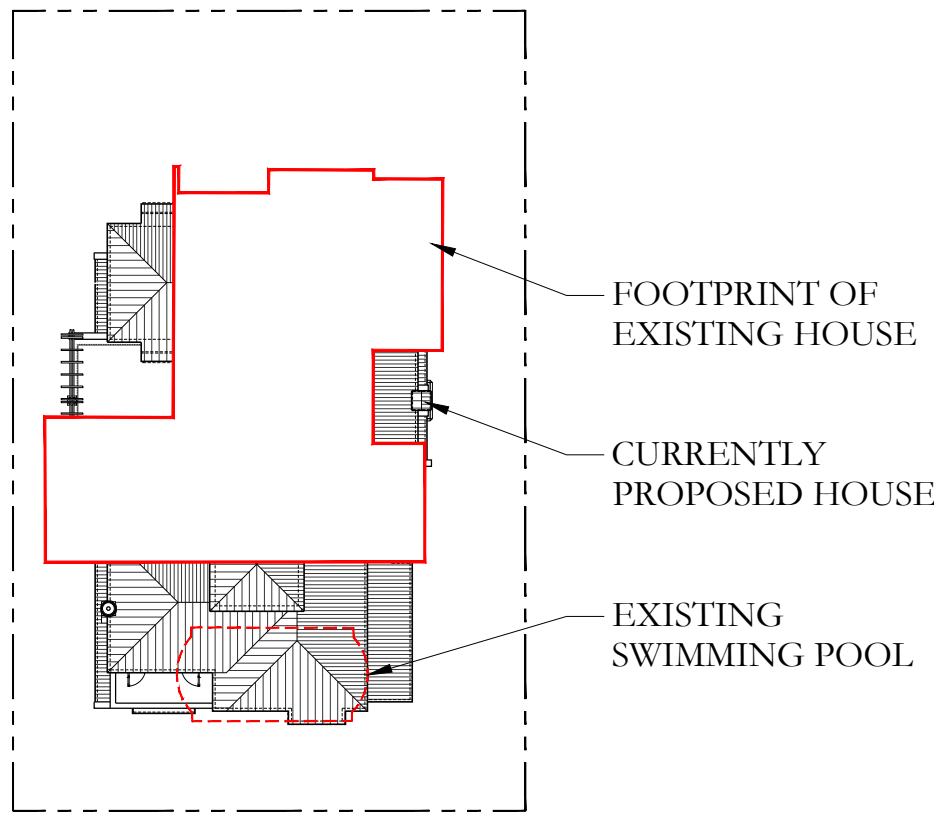
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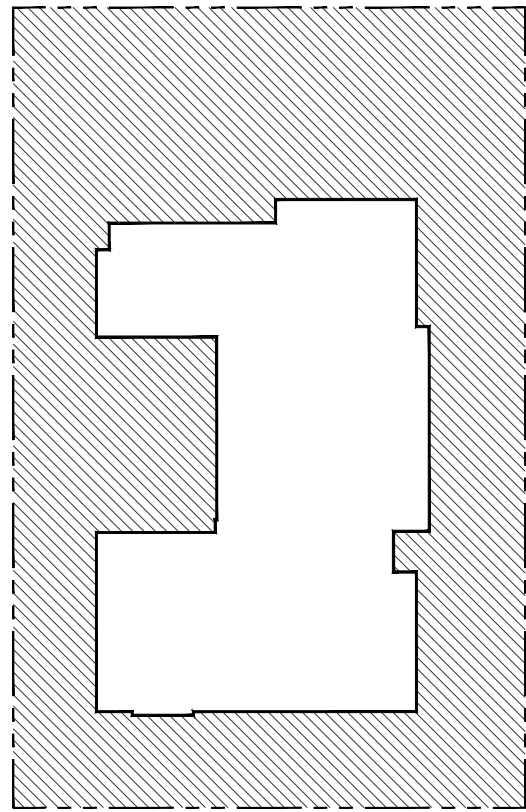
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AREA CALCULATIONS:	CONDITIONED	UNCONDITIONED
FIRST FLOOR		
INTERIOR AREA (HOUSE)	1,982 FT ²	
INTERIOR AREA (CABANA)	185 FT ²	
GARAGE	442 FT ²	
ENTRY HALL & LOGGIAS		302 FT ²
GARAGE COVERED ENTRY		19 FT ²
ELEVATOR		33 FT ²
SECOND FLOOR		
INTERIOR AREA*	2,101 FT ²	
COVERED BALCONIES (x 2)		26 FT ²
ELEVATOR		33 FT ²
ROOF TERRACE		(99 FT ²)
<i>SUBTOTAL</i>	<i>4,710 FT²</i>	<i>413 FT²</i>
TOTAL AREA:		5,123 FT²

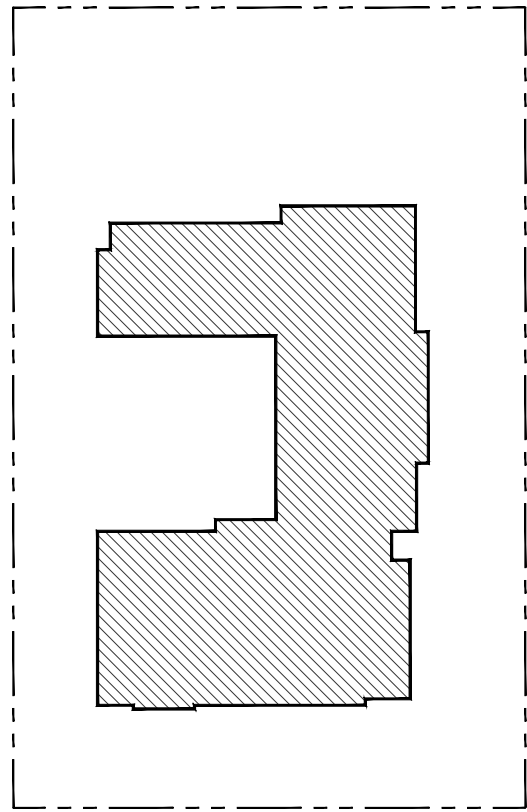
*EXCLUDES 446 FT² AT LIVING ROOM 2-STORY SPACE



3 EXISTING VS. PROPOSED DIAGRAM
1"=30'-0"

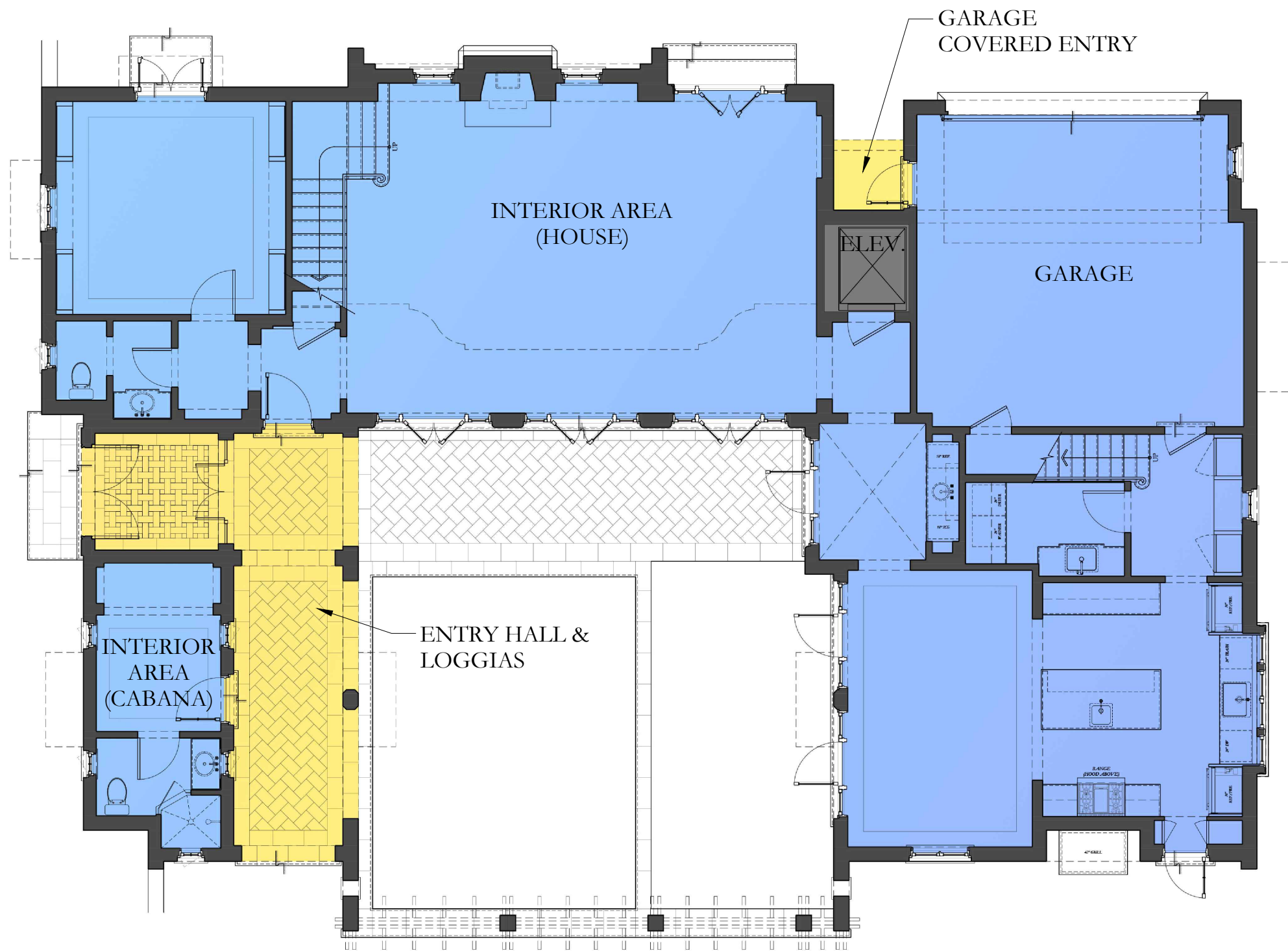


PREVIOUSLY PROPOSED
LOT AREA: 10,000 S.F.
BUILDING AREA: 3,363 S.F. (33.6%)

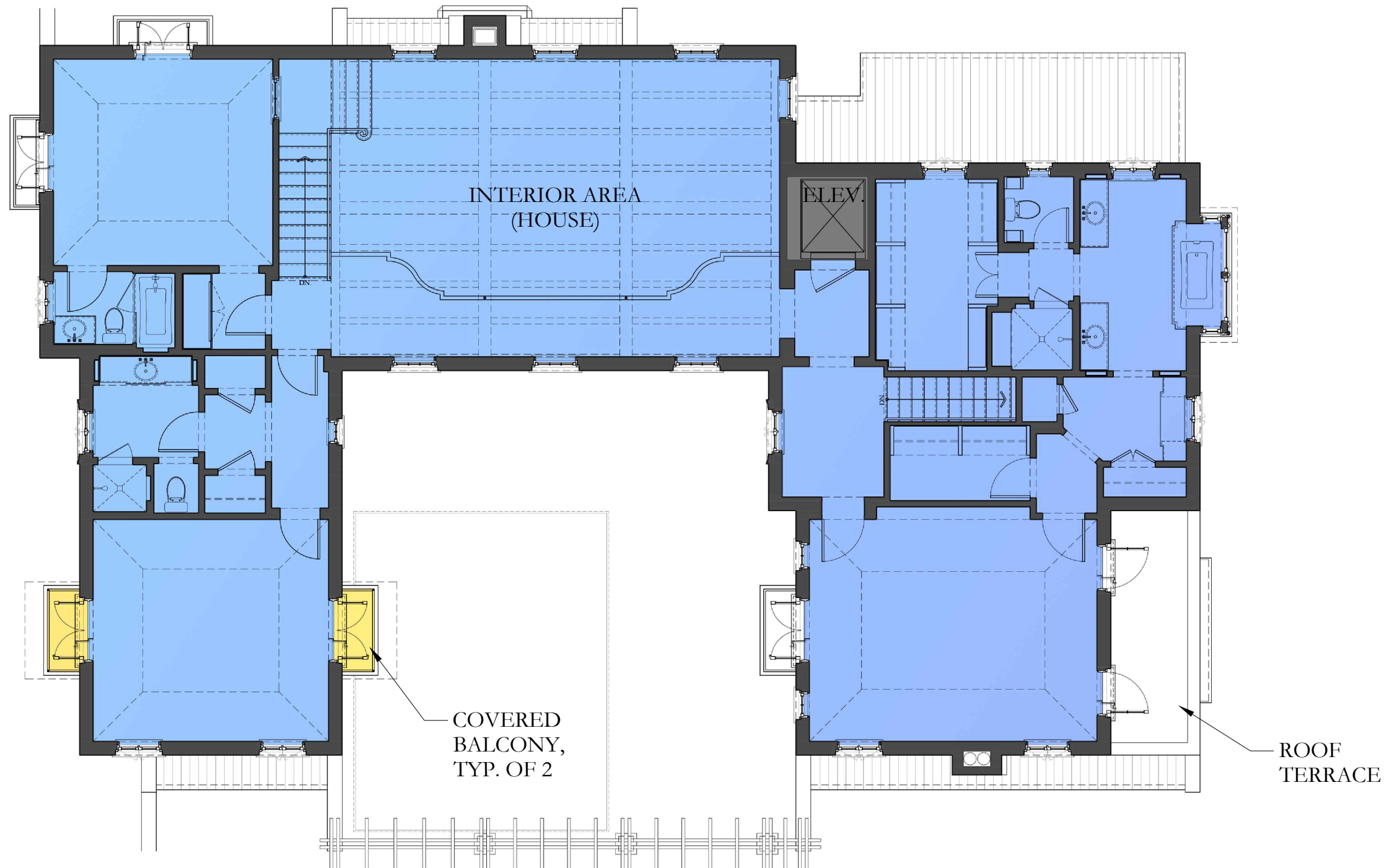


CURRENTLY PROPOSED
LOT AREA: 10,000 S.F.
BUILDING AREA: 2,963 S.F. (29.6%)

4 BUILDING FOOTPRINT DIAGRAM
1"=30'-0"



1 FIRST FLOOR COVERED SPACE DIAGRAM
1/8"=1'-0"



2 SECOND FLOOR COVERED SPACE DIAGRAM
1/8"=1'-0"

CONDITIONED SPACE (A/C) UN-CONDITIONED SPACE (EXTERIOR)



DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
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PALM BEACH, FLORIDA

SHEET TITLE
AREA CALCULATIONS &
COVERED SPACE DIAGRAMS

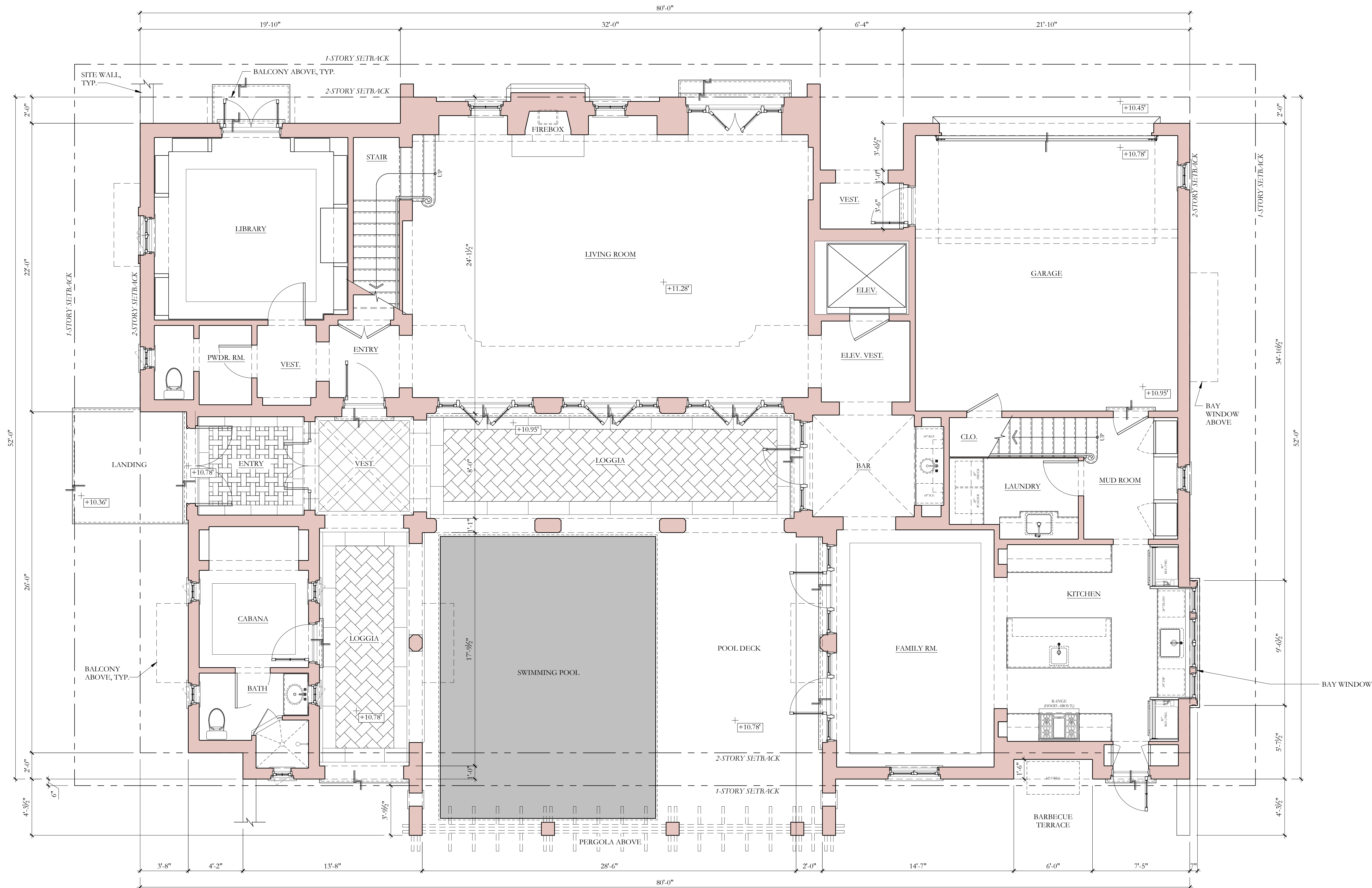
DATE
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SCALE
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CG

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A-005



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NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:
+5.50' EXISTING SPOT
ELEVATION
+5'-6" PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL SET 08/29/2022
DRC FIRST SUBMITTAL SET 08/08/2022
DRC PRE-APP MEETING SET 07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
FIRST FLOOR PLAN

DATE
AUGUST 29, 2022
SCALE
1/4" = 1'-0"
BY
CG
SHEET NO
A-100

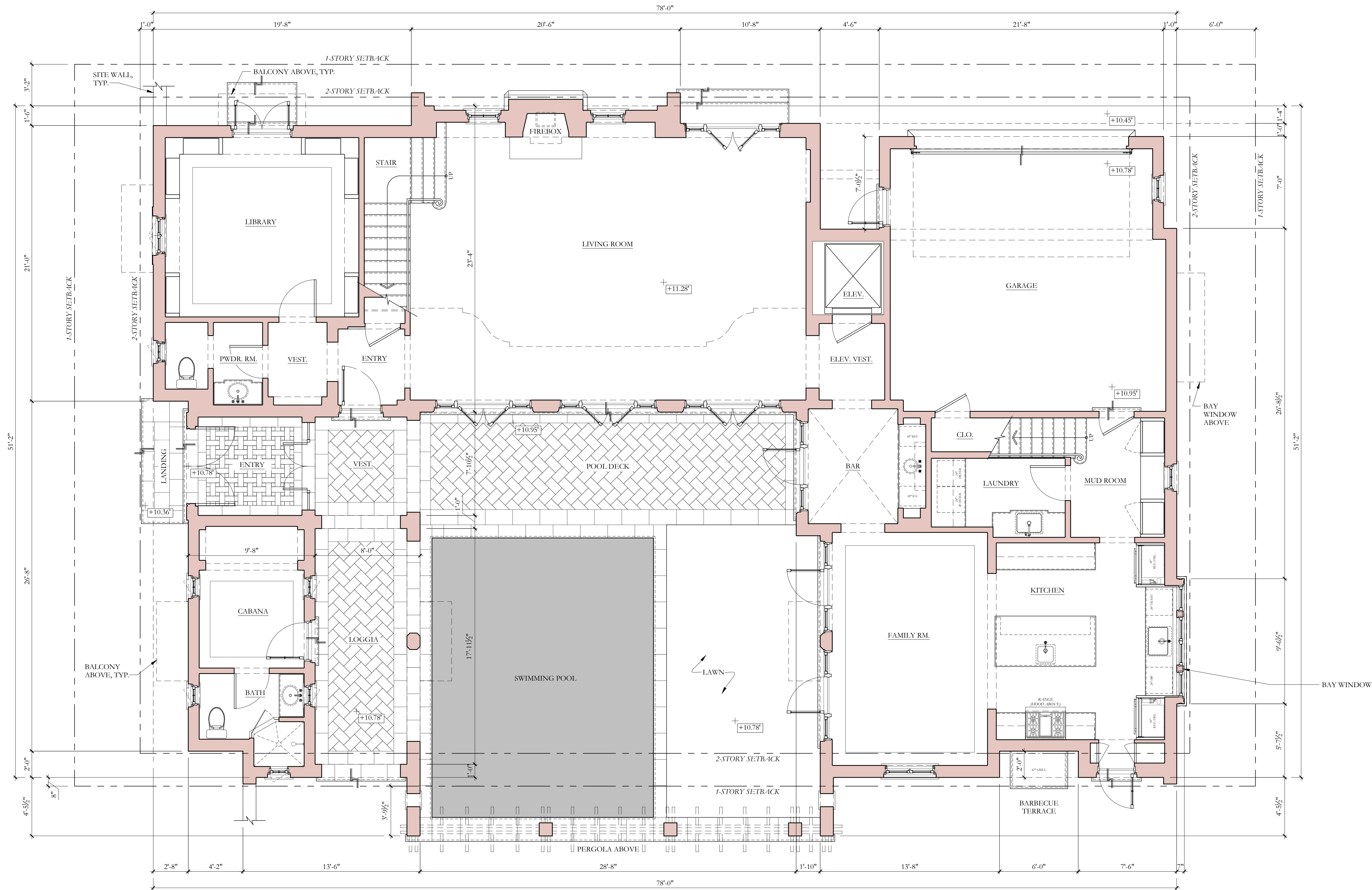


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1 PROPOSED FIRST FLOOR PLAN
1/4"=1'-0"

PREVIOUSLY PRESENTED



NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:

+5.50'
EXISTING SPOT
ELEVATION

+5'-6"
PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL - REV. 11/02/2022

DRC FINAL SUBMITTAL SET 08/29/2022

DRC FIRST SUBMITTAL SET 08/08/2022

DRC PRE-APP MEETING SET 07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
FIRST FLOOR PLAN

DATE
NOV. 2, 2022

SCALE
1/4" = 1'-0"

BY
CG

SHEET NO
A-100



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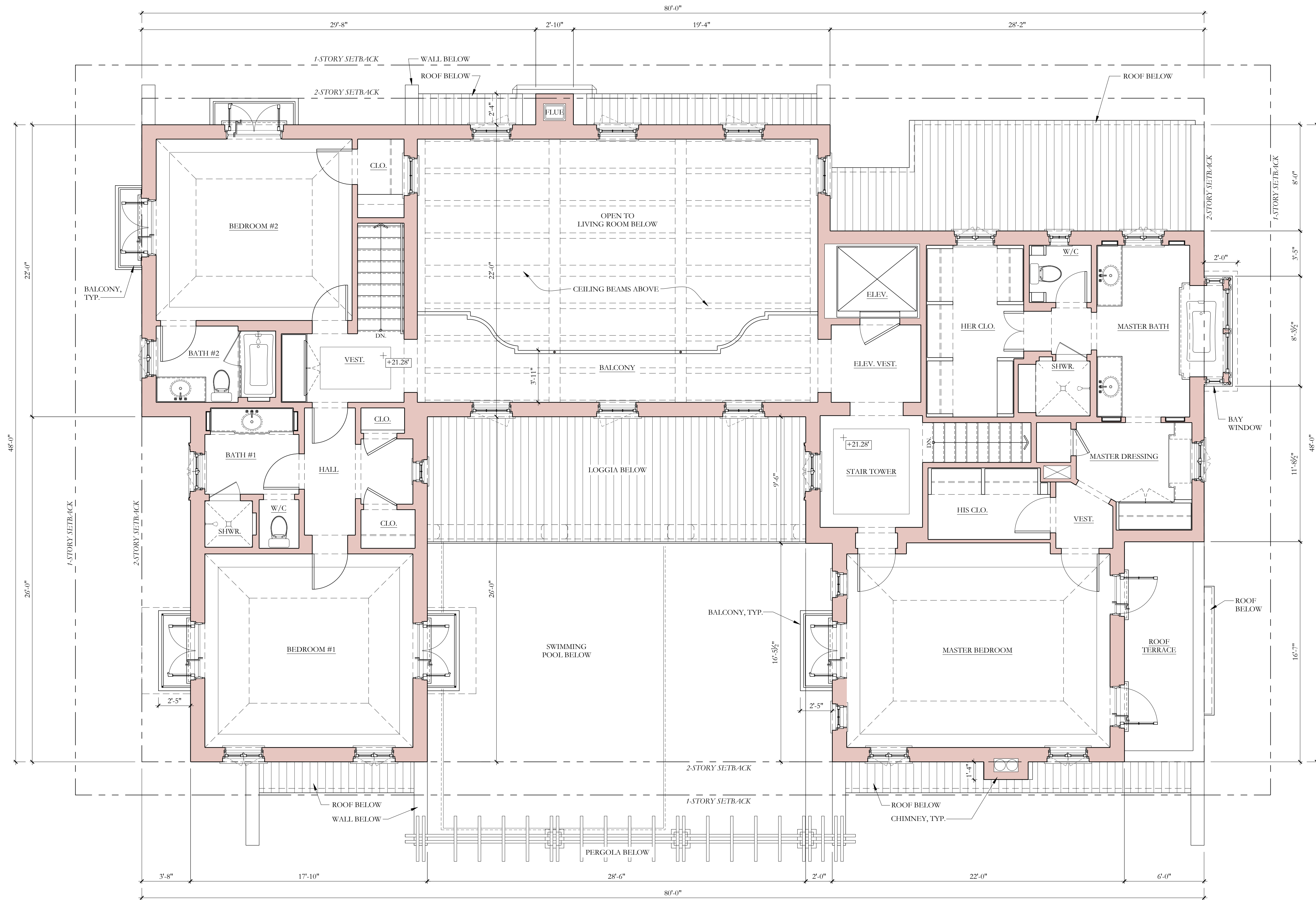
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1 PROPOSED FIRST FLOOR PLAN
1/4"=1'-0"





NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:
+5.50' EXISTING SPOT
ELEVATION
+5'-6" PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
SECOND FLOOR PLAN

DATE AUGUST 29, 2022	SHEET NO A-101
SCALE 1/4" = 1'-0"	
BY CG	

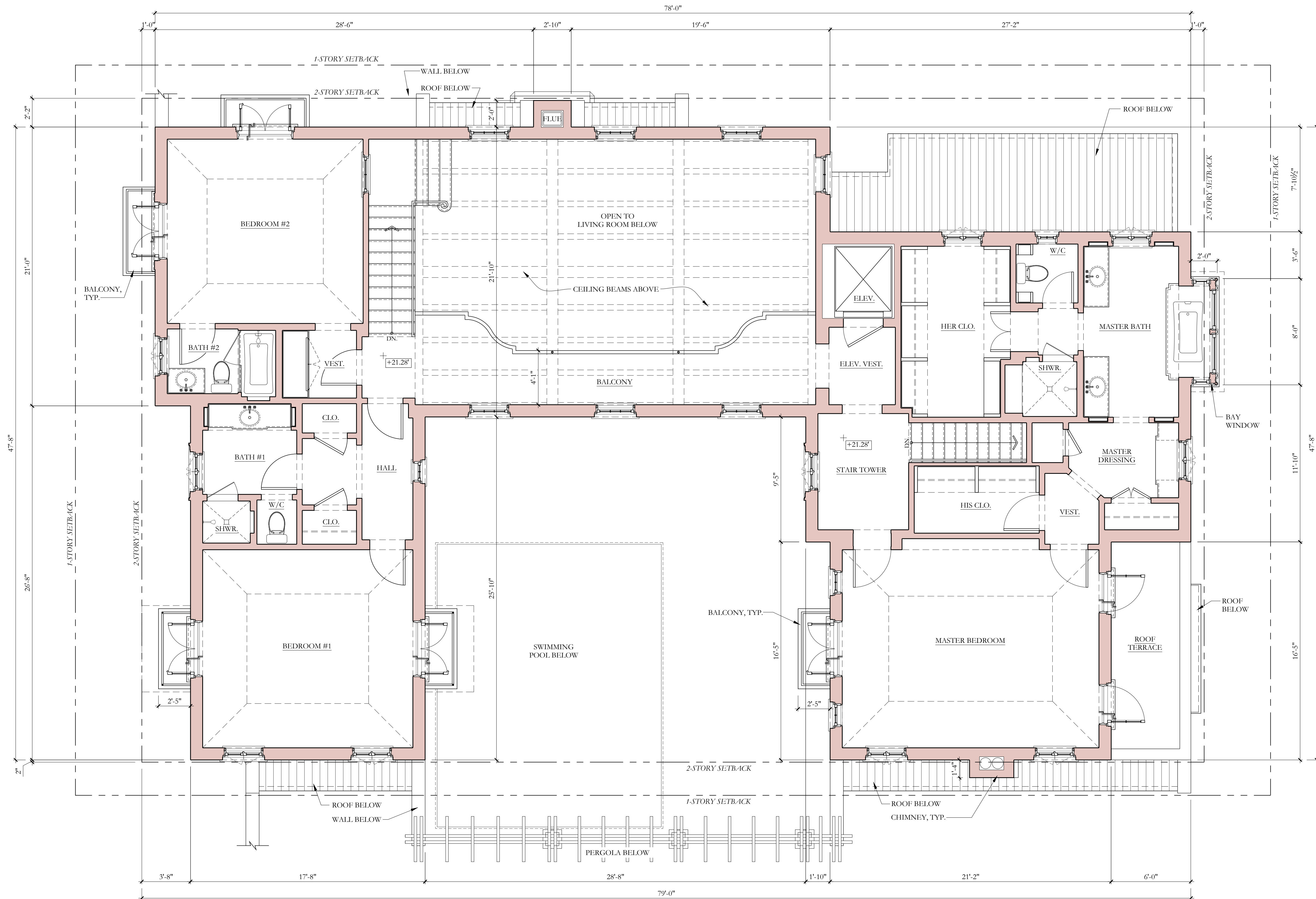


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1 PROPOSED SECOND FLOOR PLAN
1/4"=1'-0"

PREVIOUSLY PRESENTED



NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

LEGEND:
+5.50' EXISTING SPOT
ELEVATION
+5'-6" PROPOSED SPOT
ELEVATION

DRC FINAL SUBMITTAL - REV. 11/02/2022
DRC FINAL SUBMITTAL SET 08/29/2022
DRC FIRST SUBMITTAL SET 08/08/2022
DRC PRE-APP MEETING SET 07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
SECOND FLOOR PLAN

DATE
NOV. 2, 2022
SCALE
1/4" = 1'-0"
BY
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SHEET NO
A-101



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1 PROPOSED SECOND FLOOR PLAN
1/4"=1'-0"



NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL SET 08/29/2022
DRC FIRST SUBMITTAL SET 08/08/2022
DRC PRE-APP MEETING SET 07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

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PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
NORTH & SOUTH ELEVATIONS

DATE
AUGUST 29, 2022
SCALE
1/4" = 1'-0"
BY
CG
SHEET NO
A-110

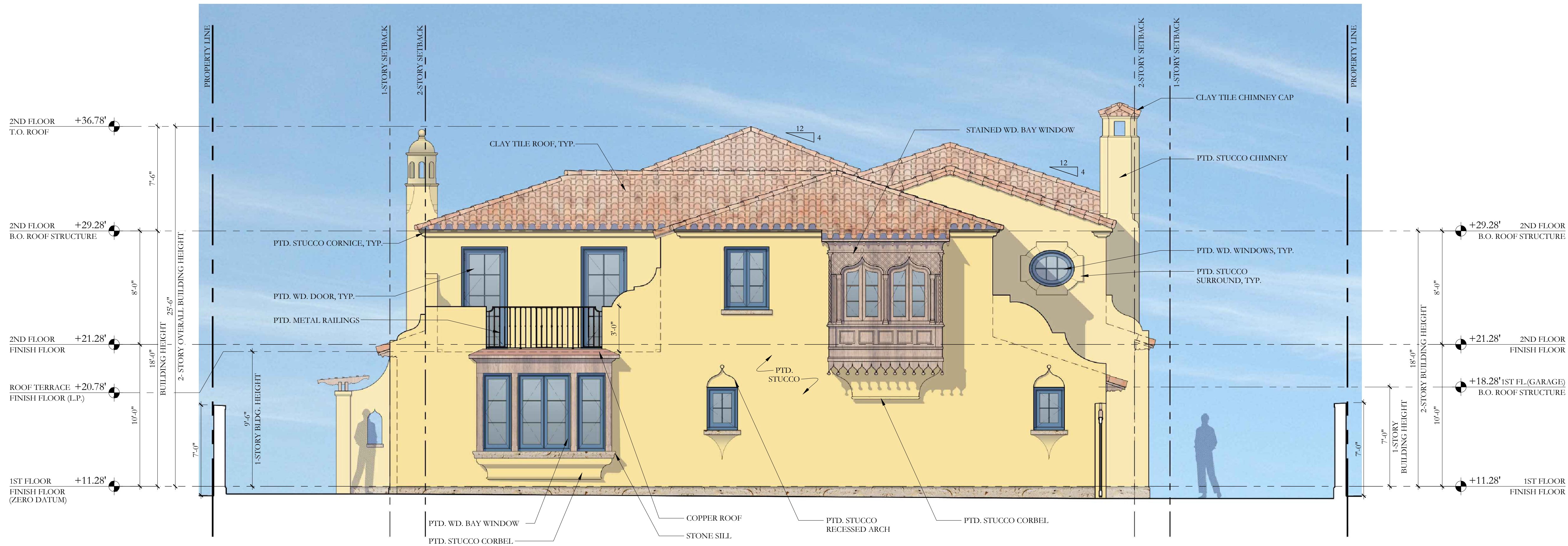


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1 PROPOSED NORTH ELEVATION
1/4"=1'-0"



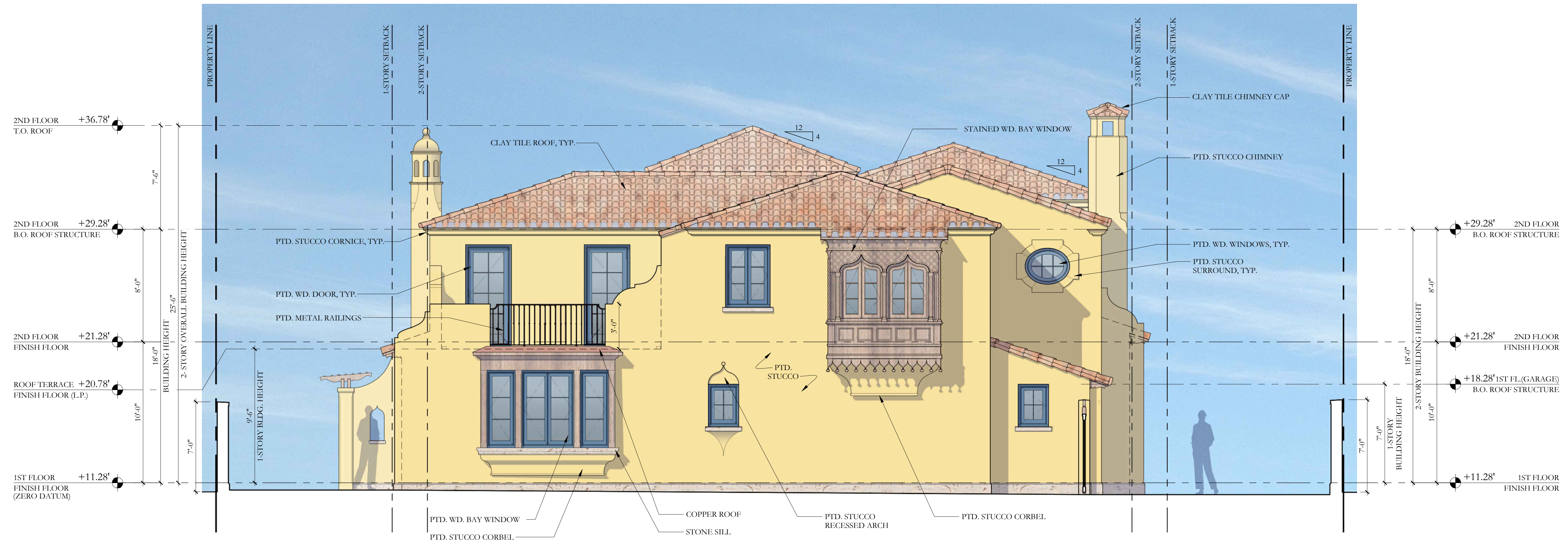
2 PROPOSED SOUTH ELEVATION
1/4"=1'-0"

PREVIOUSLY PRESENTED

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS



1 PROPOSED NORTH ELEVATION
1/4"=1'-0"



2 PROPOSED SOUTH ELEVATION
1/4"=1'-0"

DRC FINAL SUBMITTAL - REV. <u>A</u>	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
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SHEET TITLE

PROPOSED
NORTH & SOUTH ELEVATIONS

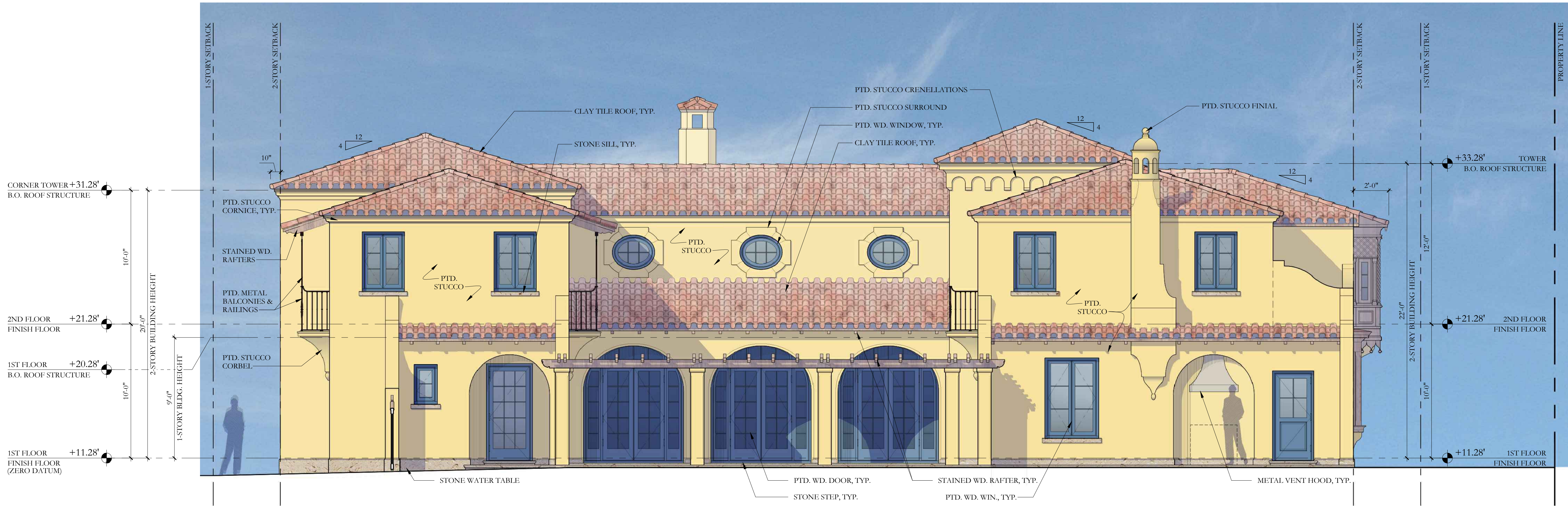
DATE NOV. 2, 2022	SHEET NO A-110
SCALE 1/4" = 1'-0"	
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1 PROPOSED WEST ELEVATION
1/4"=1'-0"



2 PROPOSED EAST ELEVATION
1/4"=1'-0"

PREVIOUSLY PRESENTED

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL SET 08/29/2022
DRC FIRST SUBMITTAL SET 08/08/2022
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ARCOM
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ARC-22-213

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GUFF
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PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
WEST & EAST ELEVATIONS

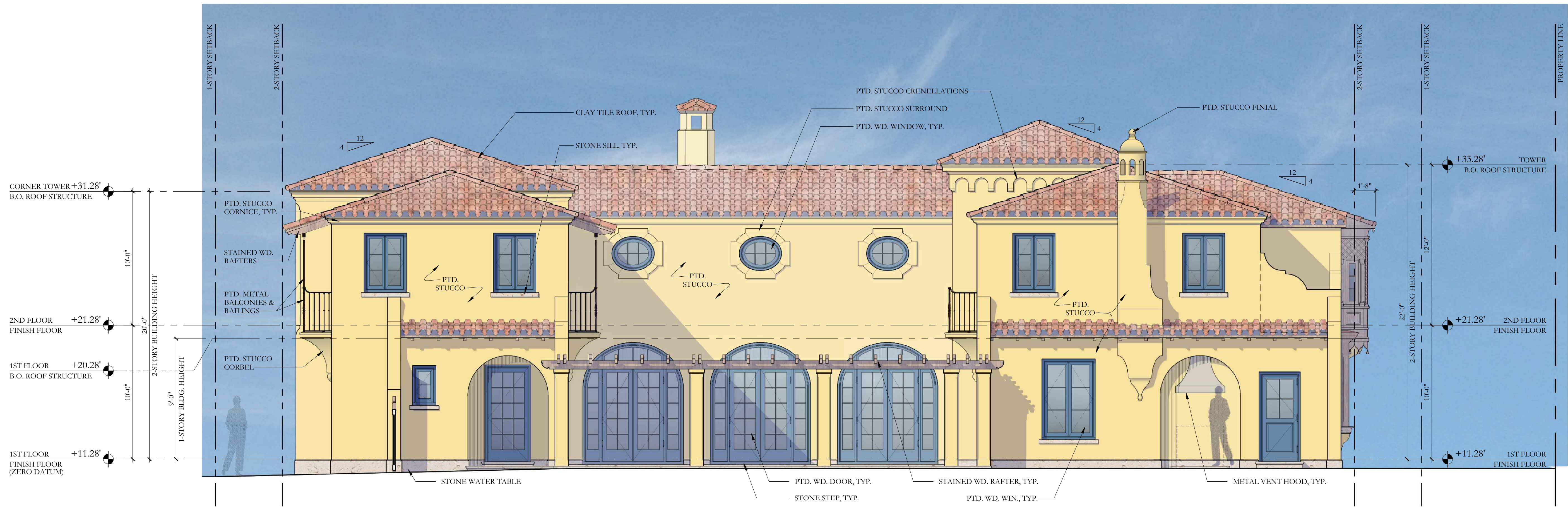
DATE
AUGUST 29, 2022
SCALE
1/4" = 1'-0"
BY
CG

SHEET NO
A-111



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1 PROPOSED WEST ELEVATION
1/4"=1'-0"



2 PROPOSED EAST ELEVATION
1/4"=1'-0"

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
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144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
WEST & EAST ELEVATIONS

DATE NOV. 2, 2022	SHEET NO A-111
SCALE 1/4" = 1'-0"	
BY CG	



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NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED SECTIONS LOOKING
NORTH & SOUTH

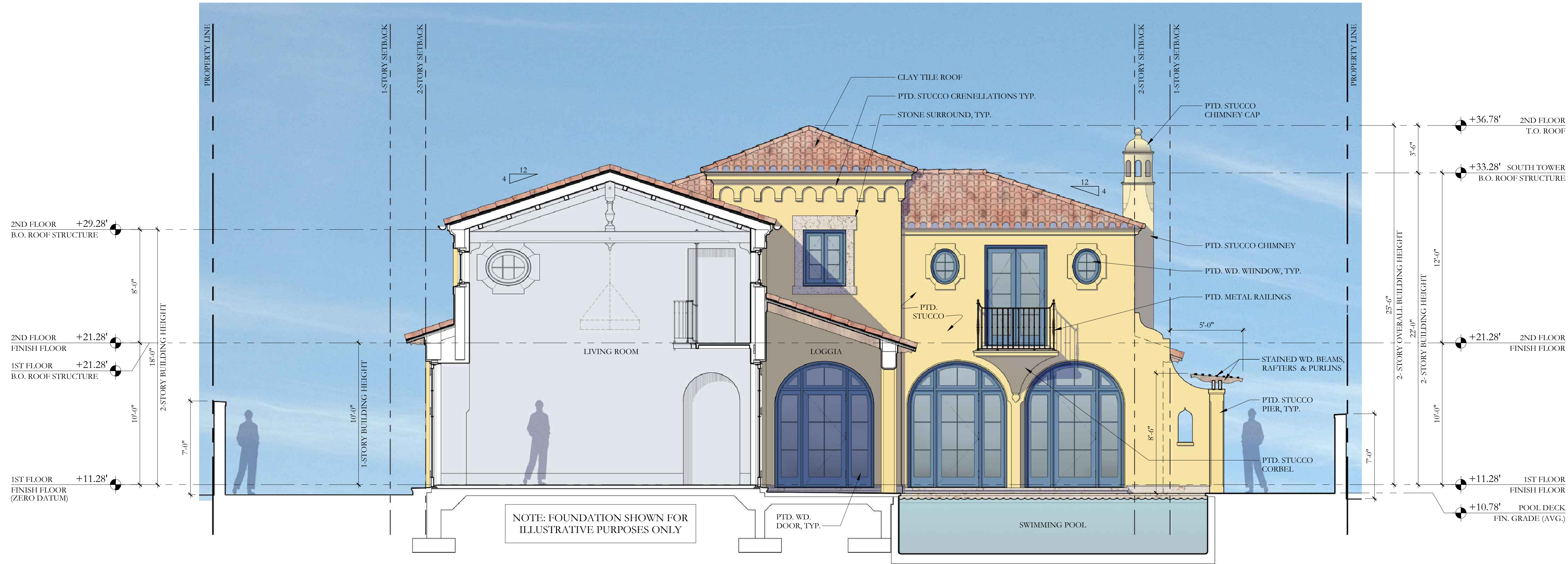
DATE AUGUST 29, 2022	SHEET NO A-112
SCALE 1/4" = 1'-0"	
BY CG	



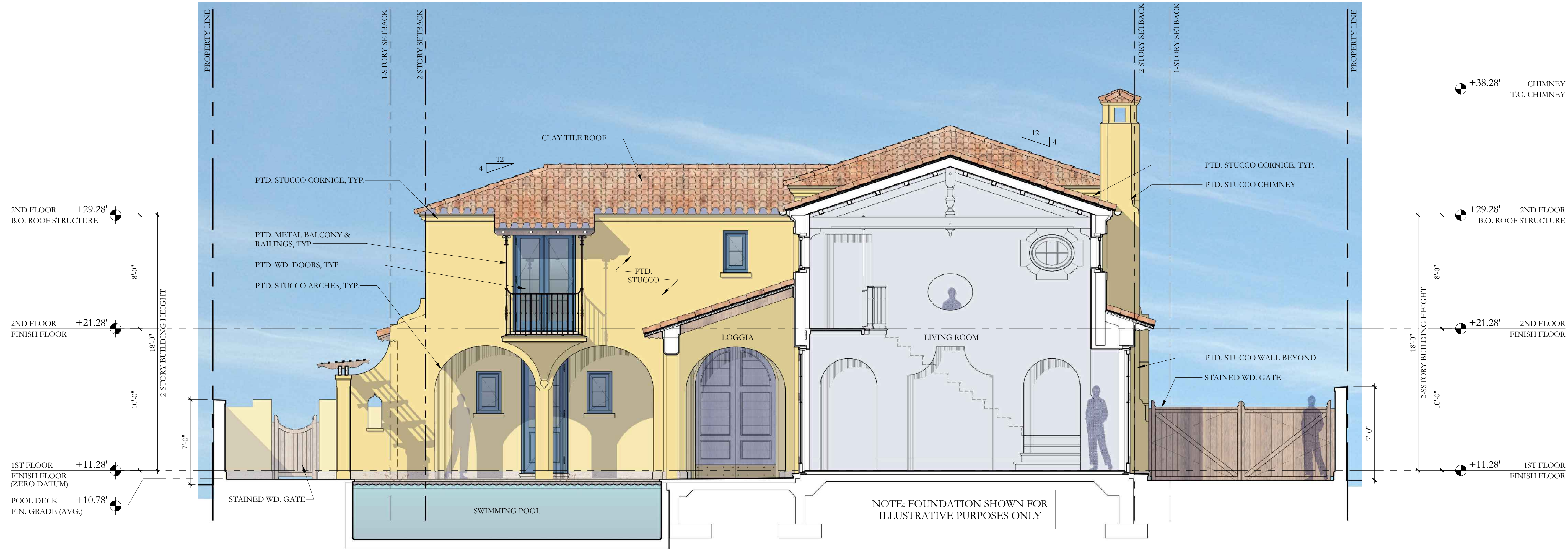
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1 PROPOSED SECTION, LOOKING SOUTH
1/4"=1'-0"



2 PROPOSED SECTION, LOOKING NORTH
1/4"=1'-0"

PREVIOUSLY PRESENTED

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED SECTIONS LOOKING
NORTH & SOUTH

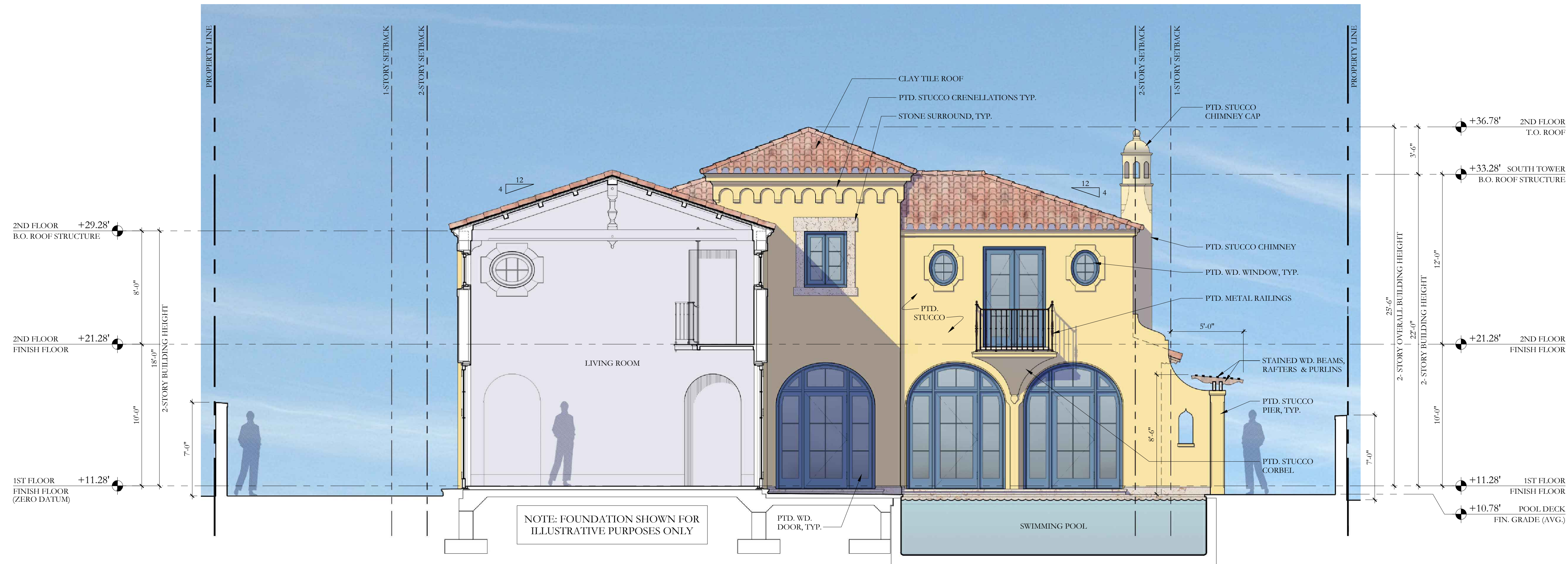
DATE NOV. 2, 2022	SHEET NO A-112
SCALE 1/4" = 1'-0"	
BY CG	



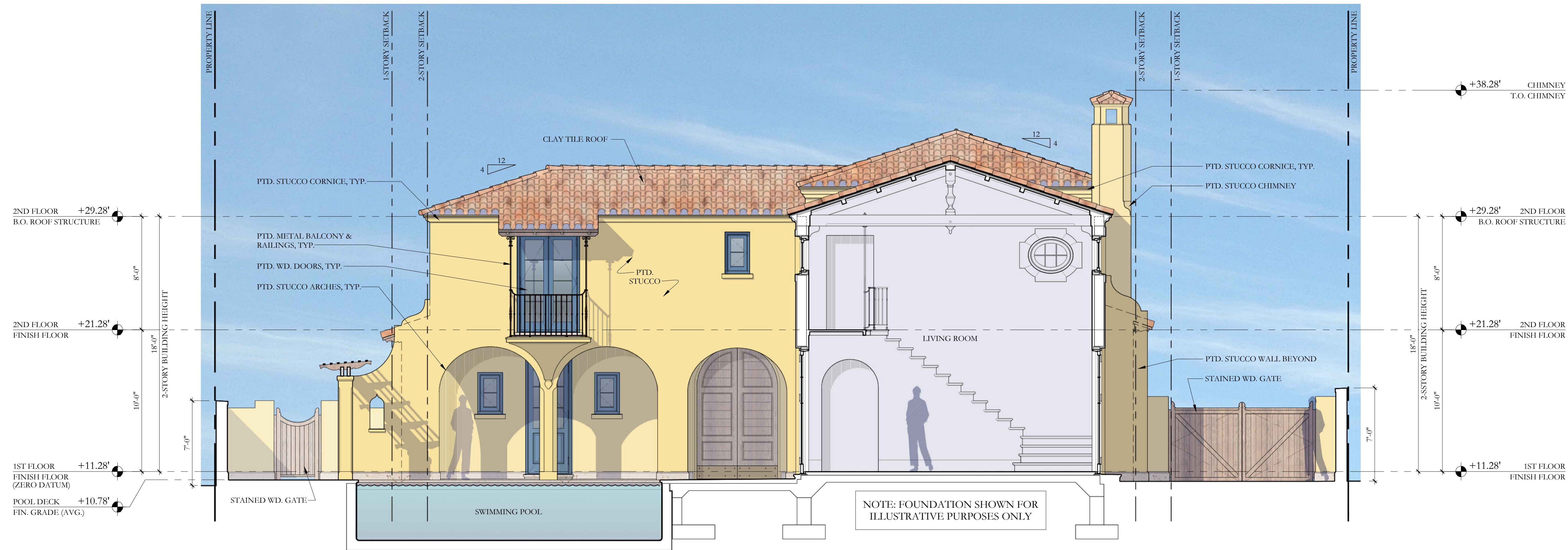
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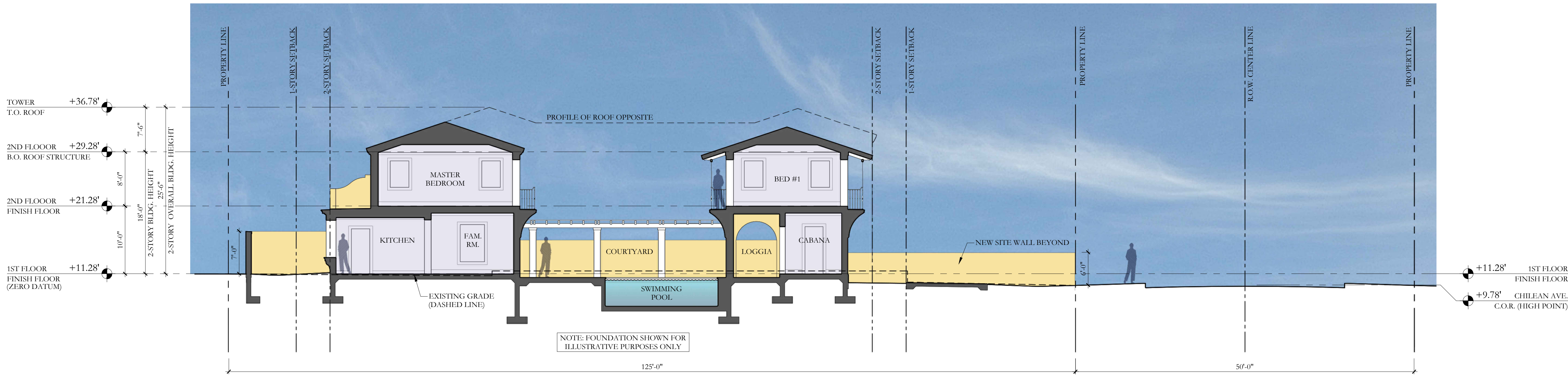


1 PROPOSED SECTION, LOOKING SOUTH
1/4"=1'-0"

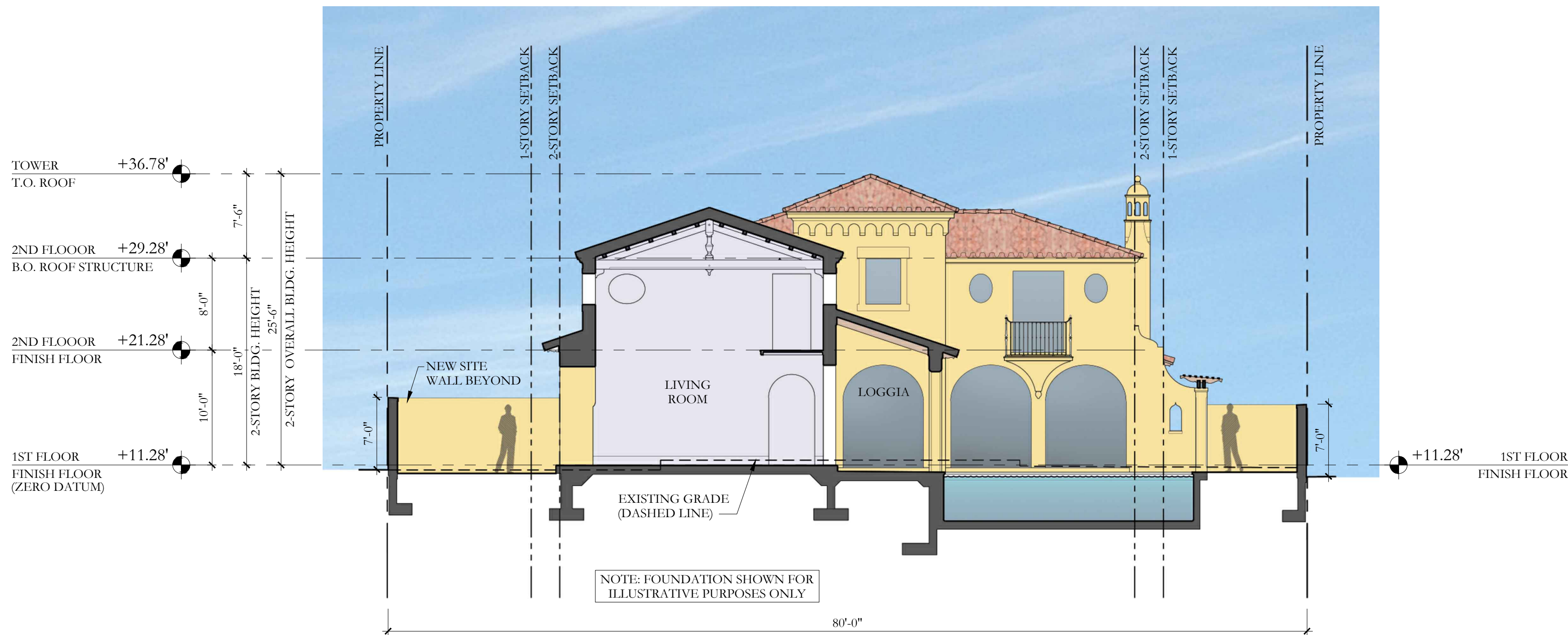


2 PROPOSED SECTION, LOOKING NORTH
1/4"=1'-0"

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS



1 PROPOSED SITE SECTION, LOOKING WEST
1/8"=1'-0"



2 PROPOSED SITE SECTION, LOOKING SOUTH
1/8"=1'-0"

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

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CASE #:
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ZONING
CASE #:
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PALM BEACH, FLORIDA

SHEET TITLE PROPOSED SITE SECTIONS	
DATE AUGUST 29, 2022	SHEET NO A-120
SCALE 1/8" = 1'-0"	
BY CG	

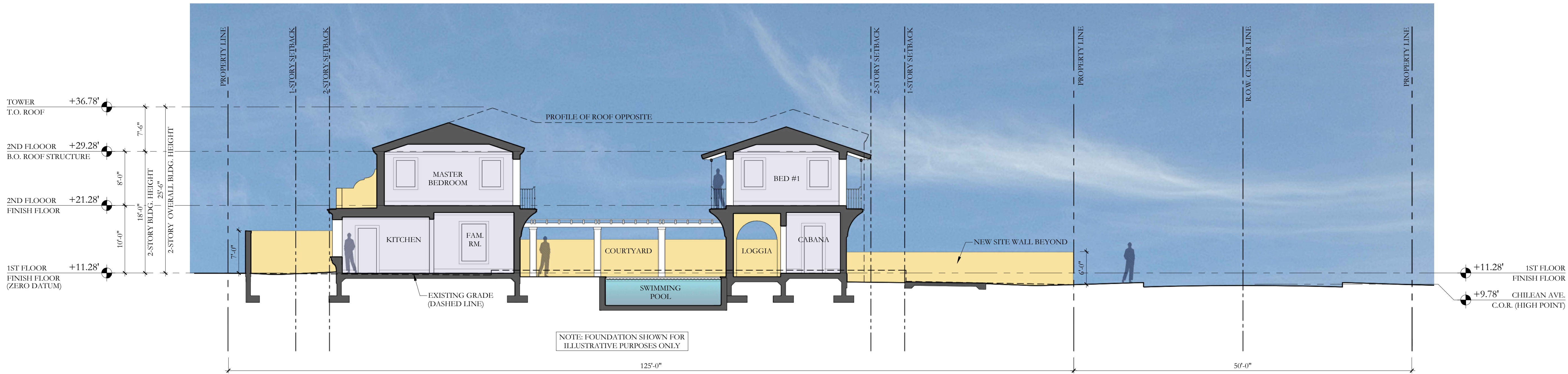


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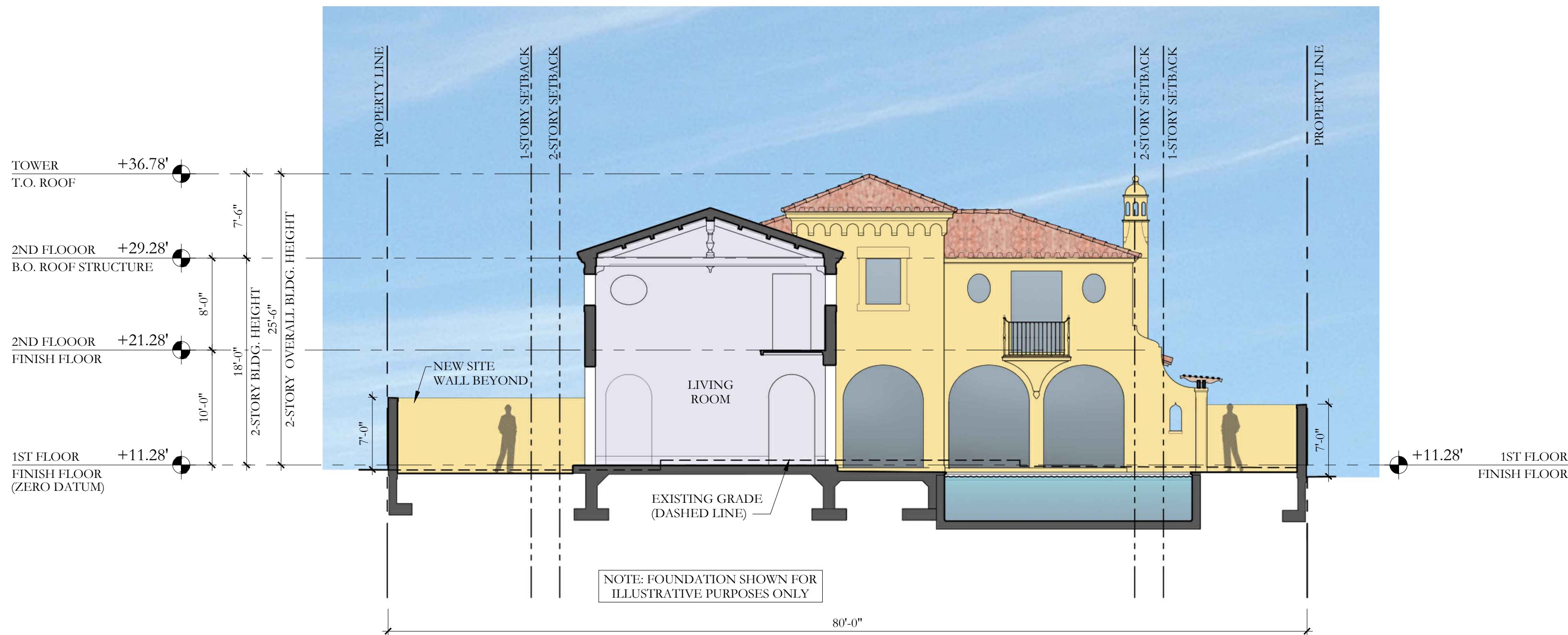
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PREVIOUSLY PRESENTED

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS



1 PROPOSED SITE SECTION, LOOKING WEST
1/8"=1'-0"



2 PROPOSED SITE SECTION, LOOKING SOUTH
1/8"=1'-0"

DRC FINAL SUBMITTAL - REV. A	11/02/2022
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DRC FIRST SUBMITTAL SET	08/08/2022
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SHEET TITLE PROPOSED SITE SECTIONS	
DATE NOV. 2, 2022	SHEET NO A-120
SCALE 1/8" = 1'-0"	
BY CG	

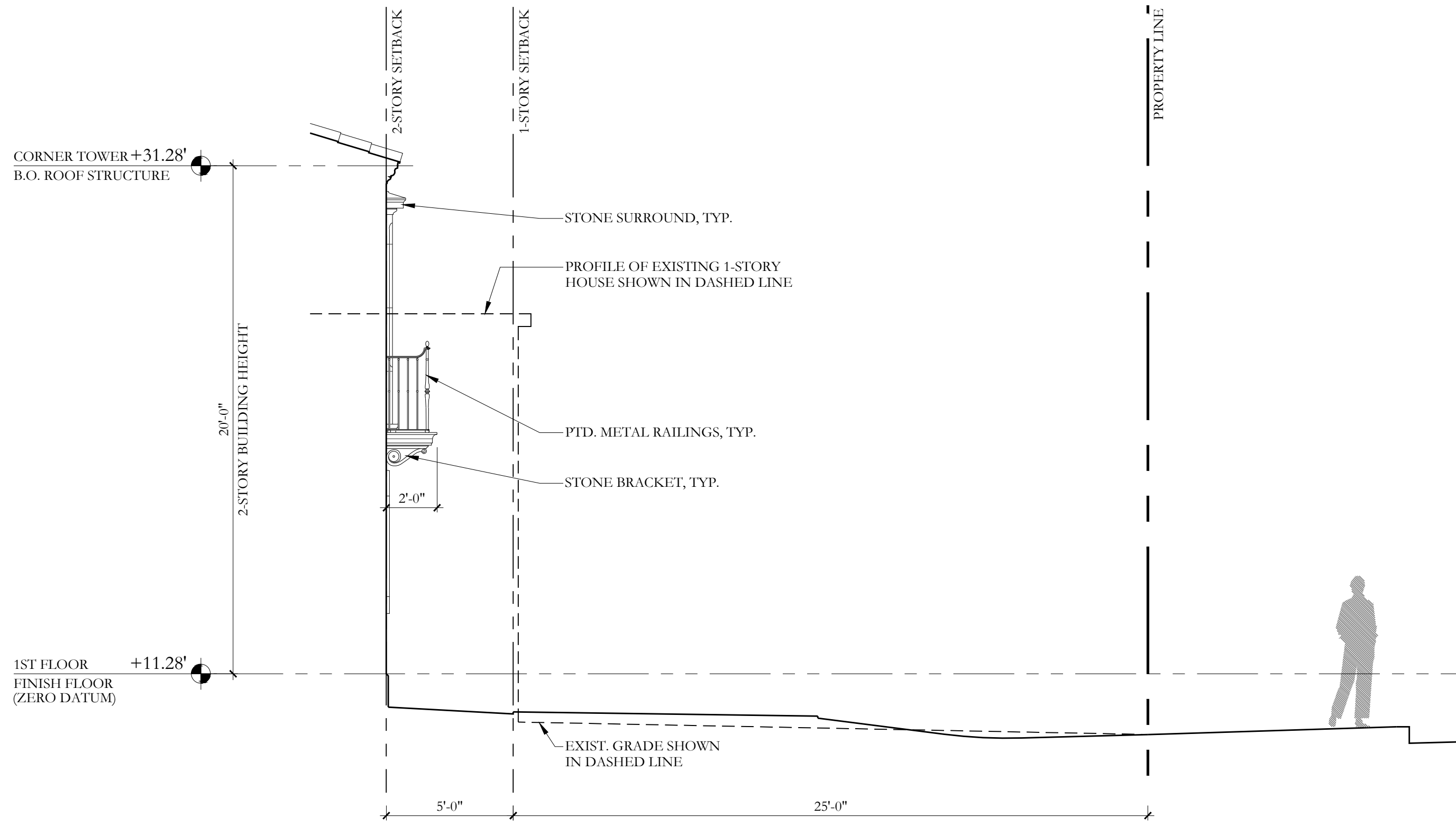


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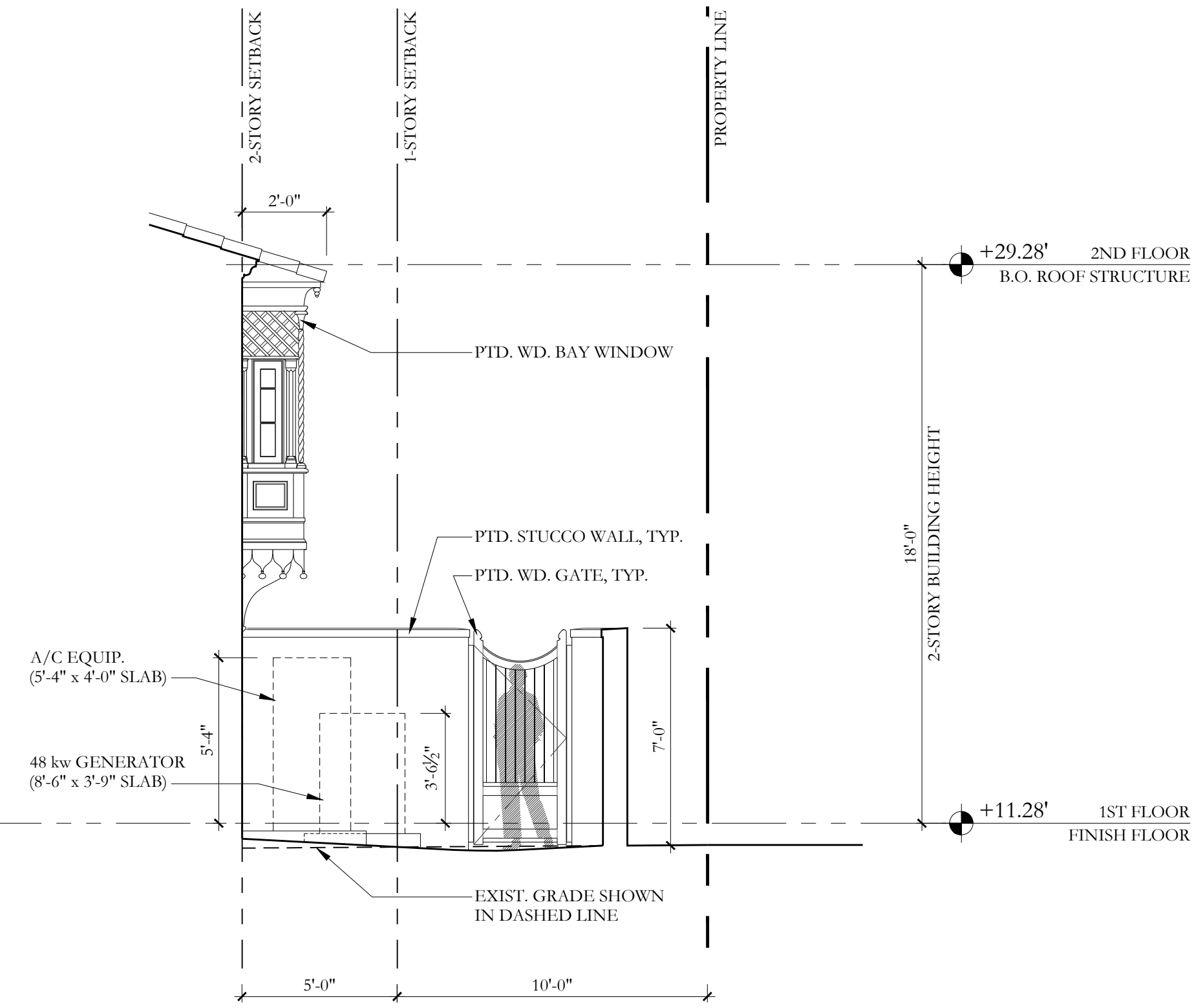
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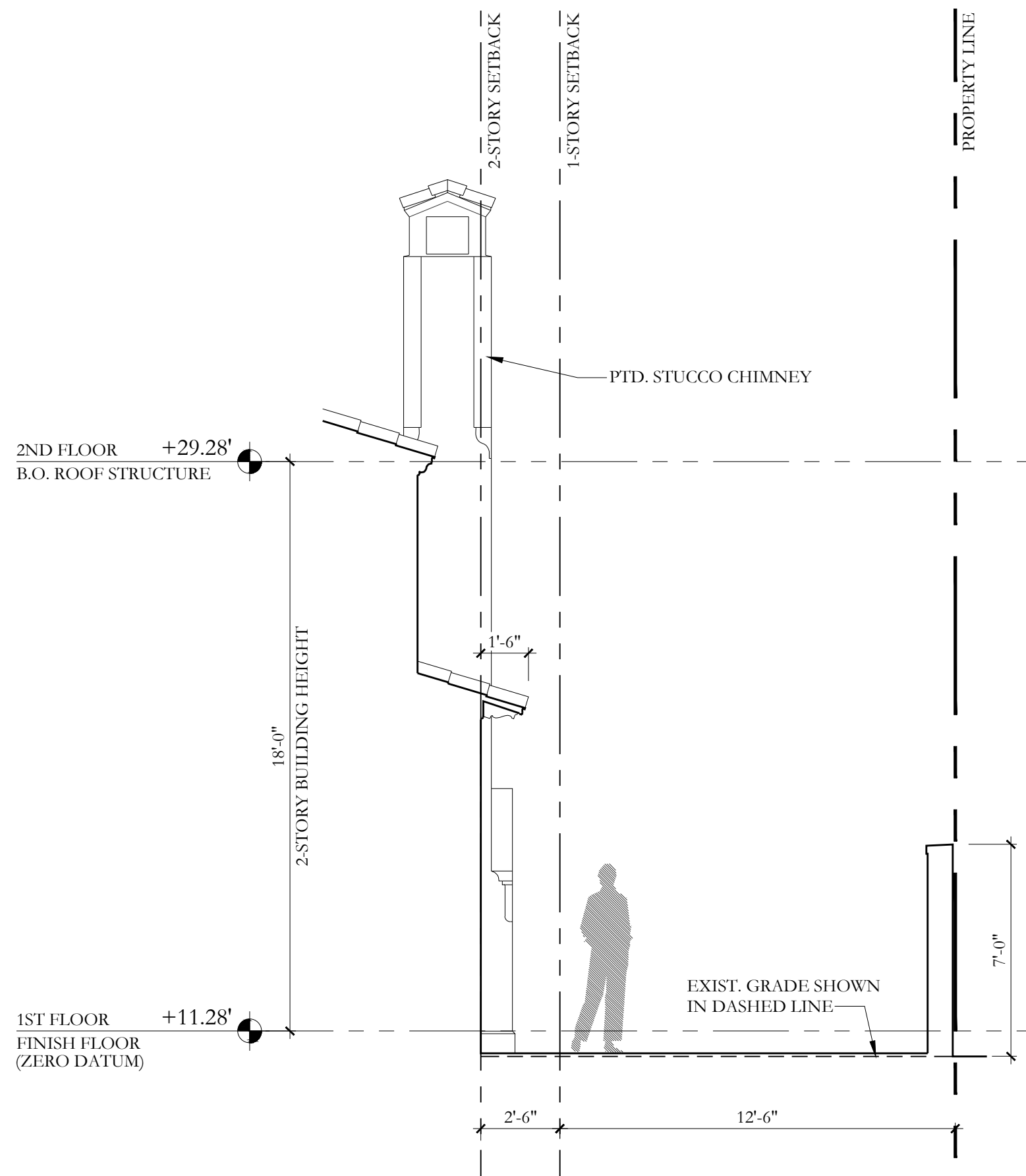
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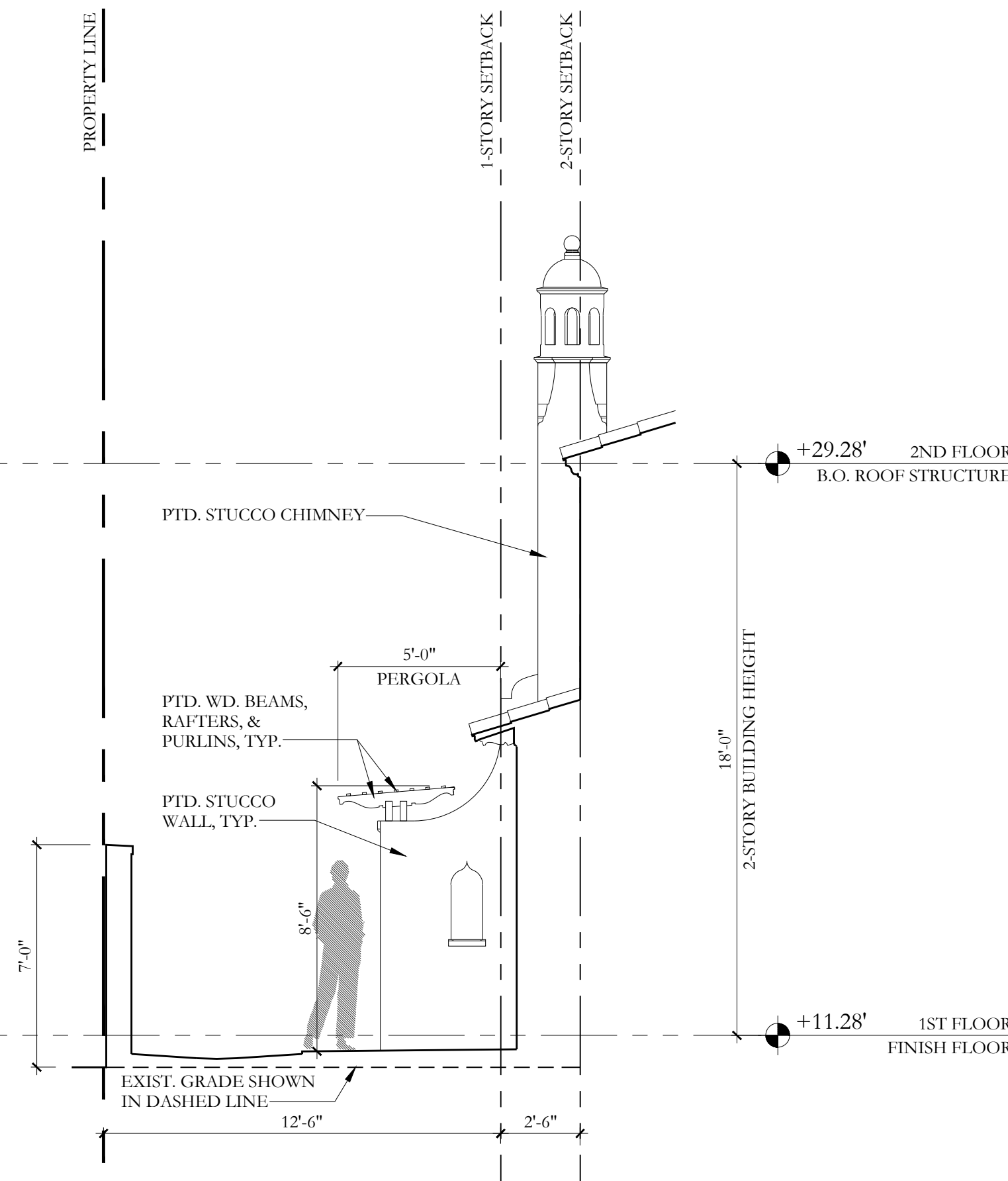
1 FRONT (NORTH) YARD SETBACK DIAGRAM
1/4"=1'-0"



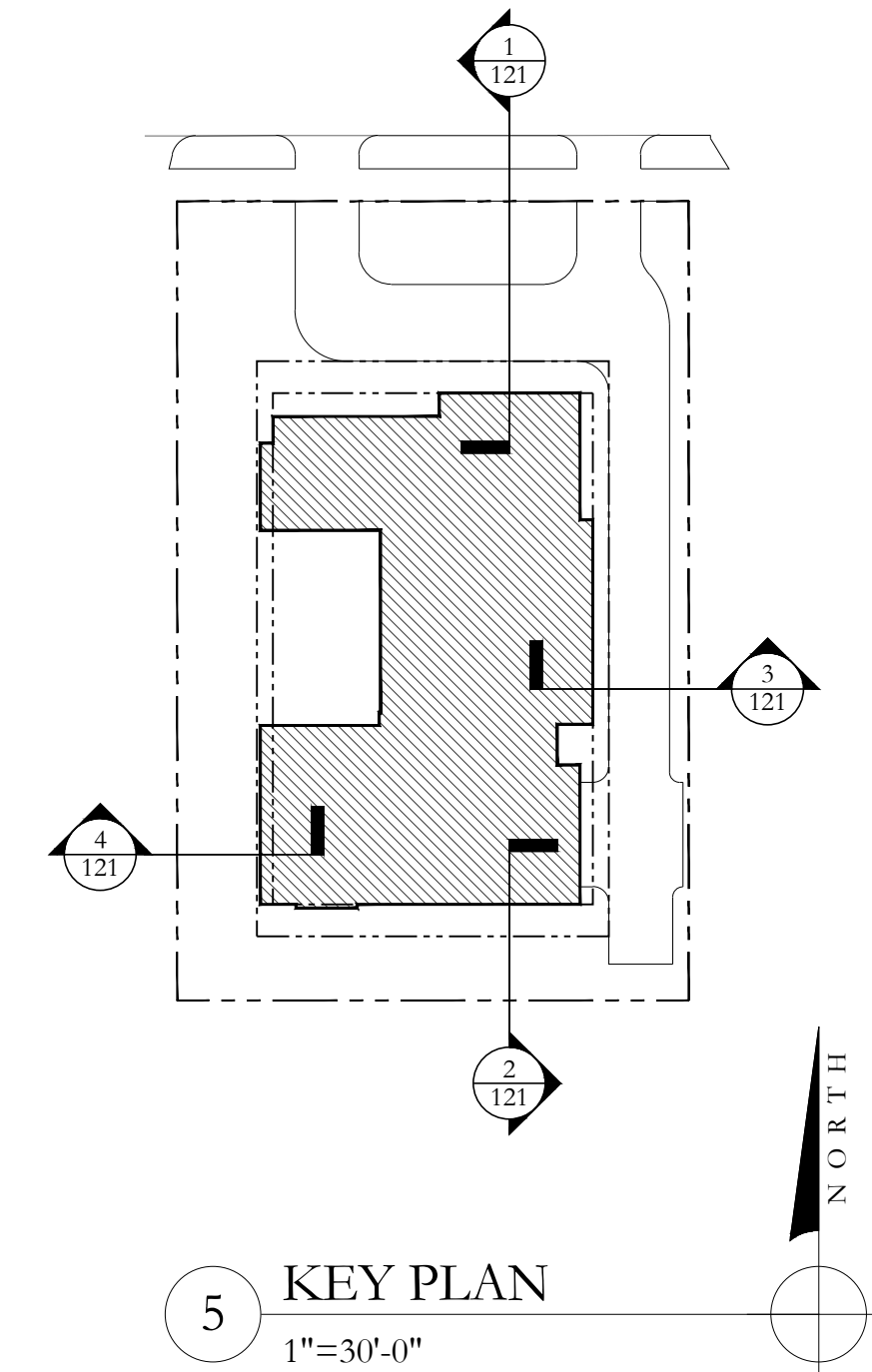
2 REAR (SOUTH) YARD SETBACK DIAGRAM
1/4"=1'-0"



3 SIDE (EAST) YARD SETBACK DIAGRAM
1/4"=1'-0"



4 SIDE (WEST) YARD SETBACK DIAGRAM
1/4"=1'-0"



5 KEY PLAN
1"=30'-0"

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
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ARCOM
CASE #:
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CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
YARD SECTION DIAGRAMS

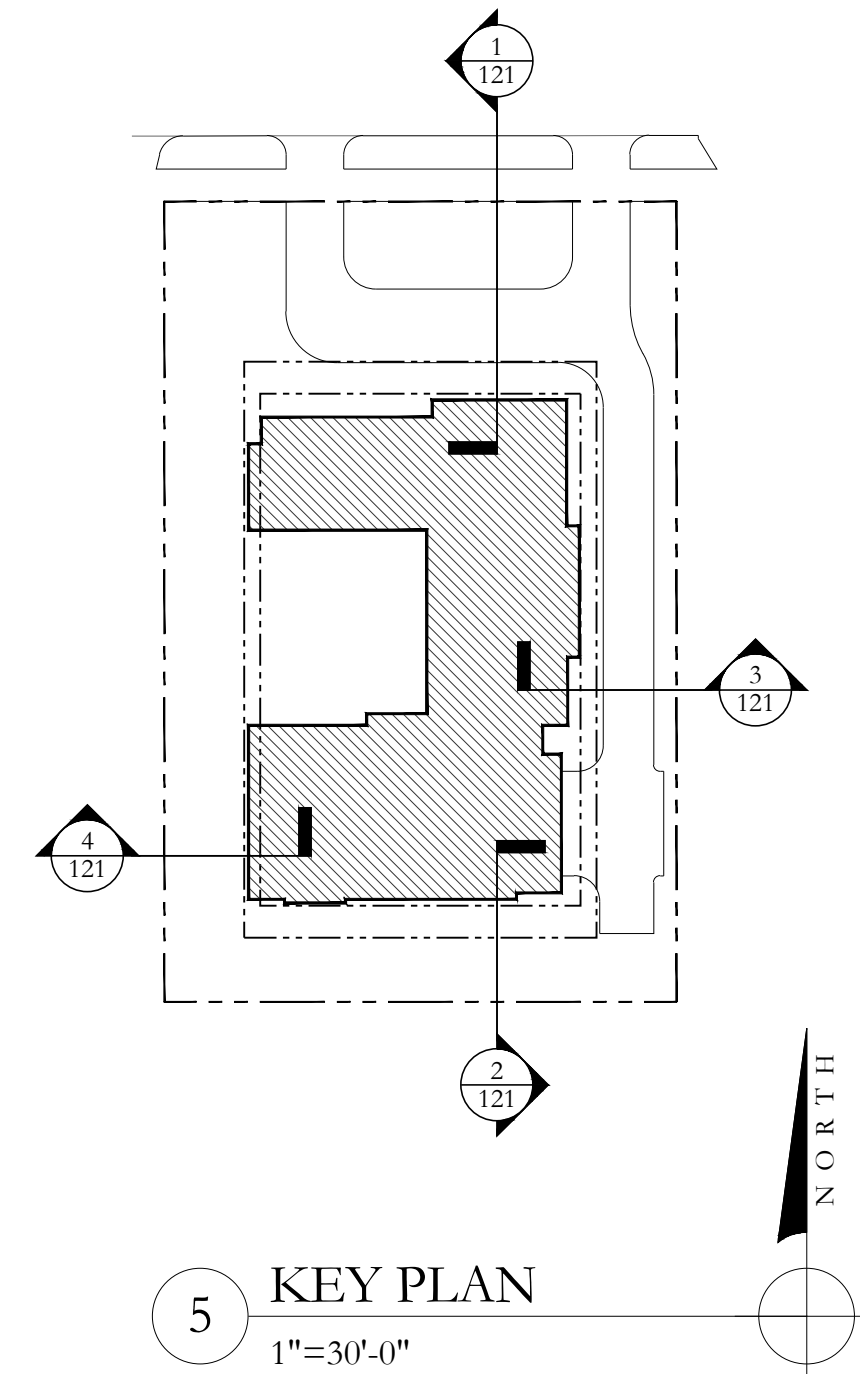
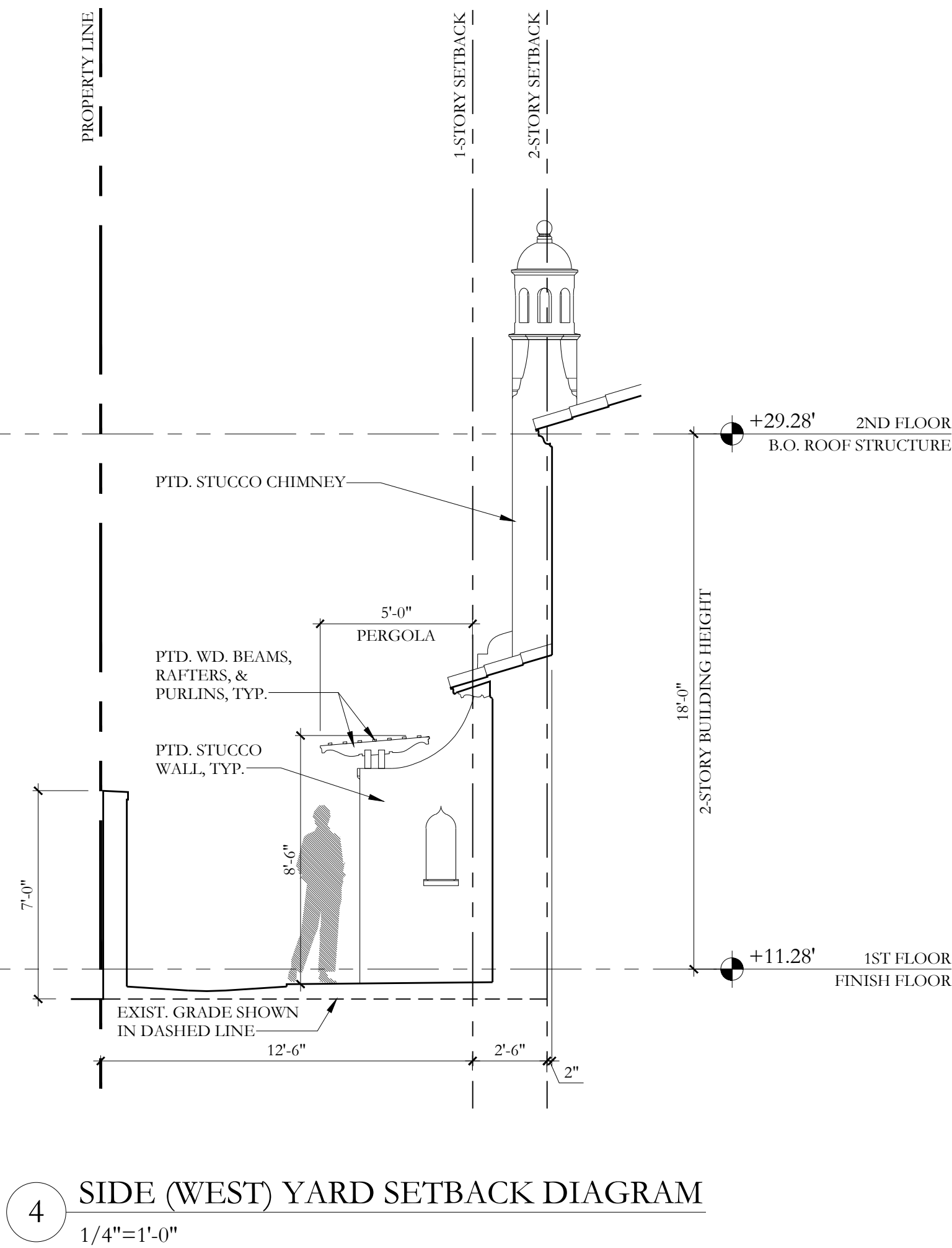
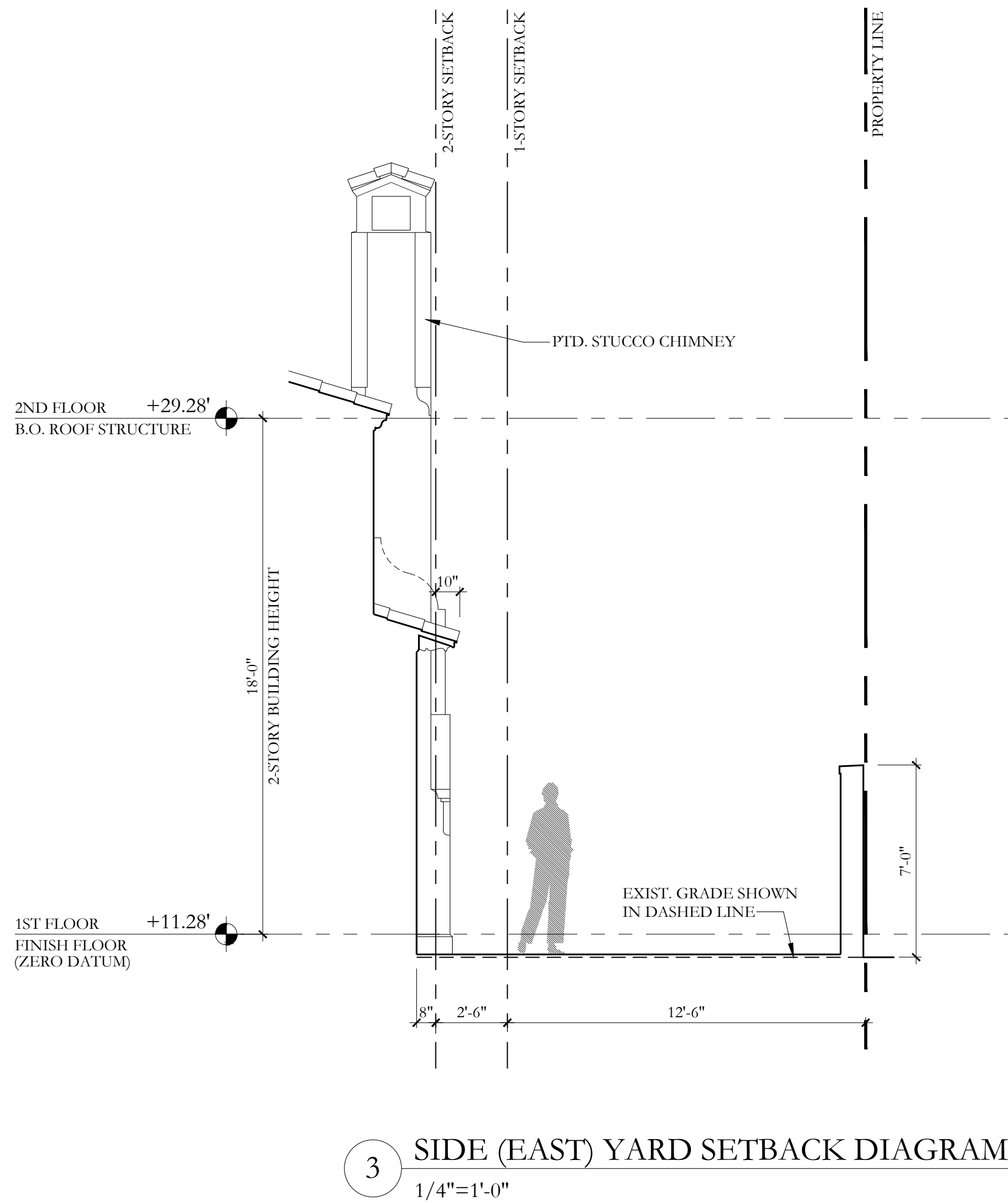
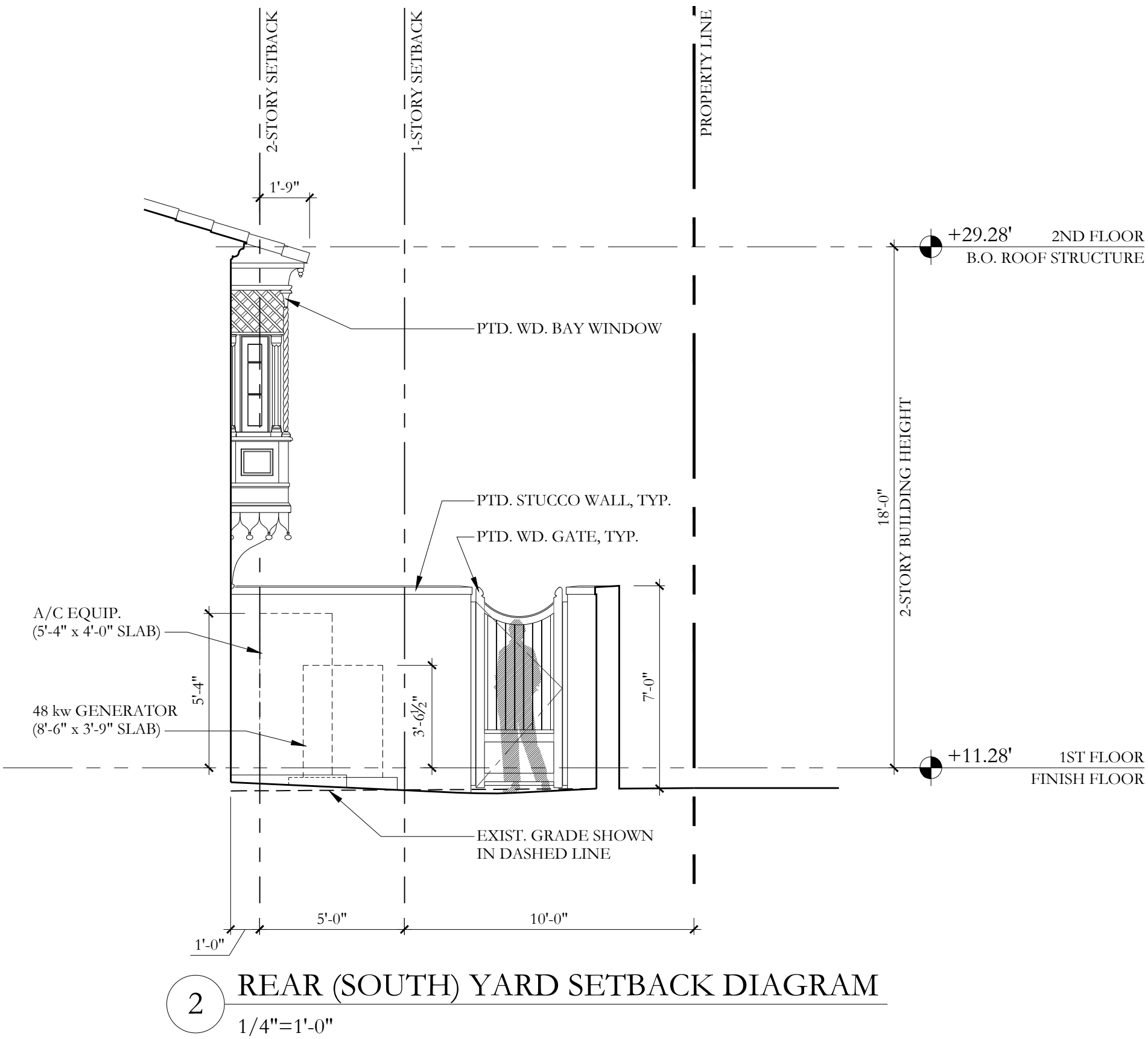
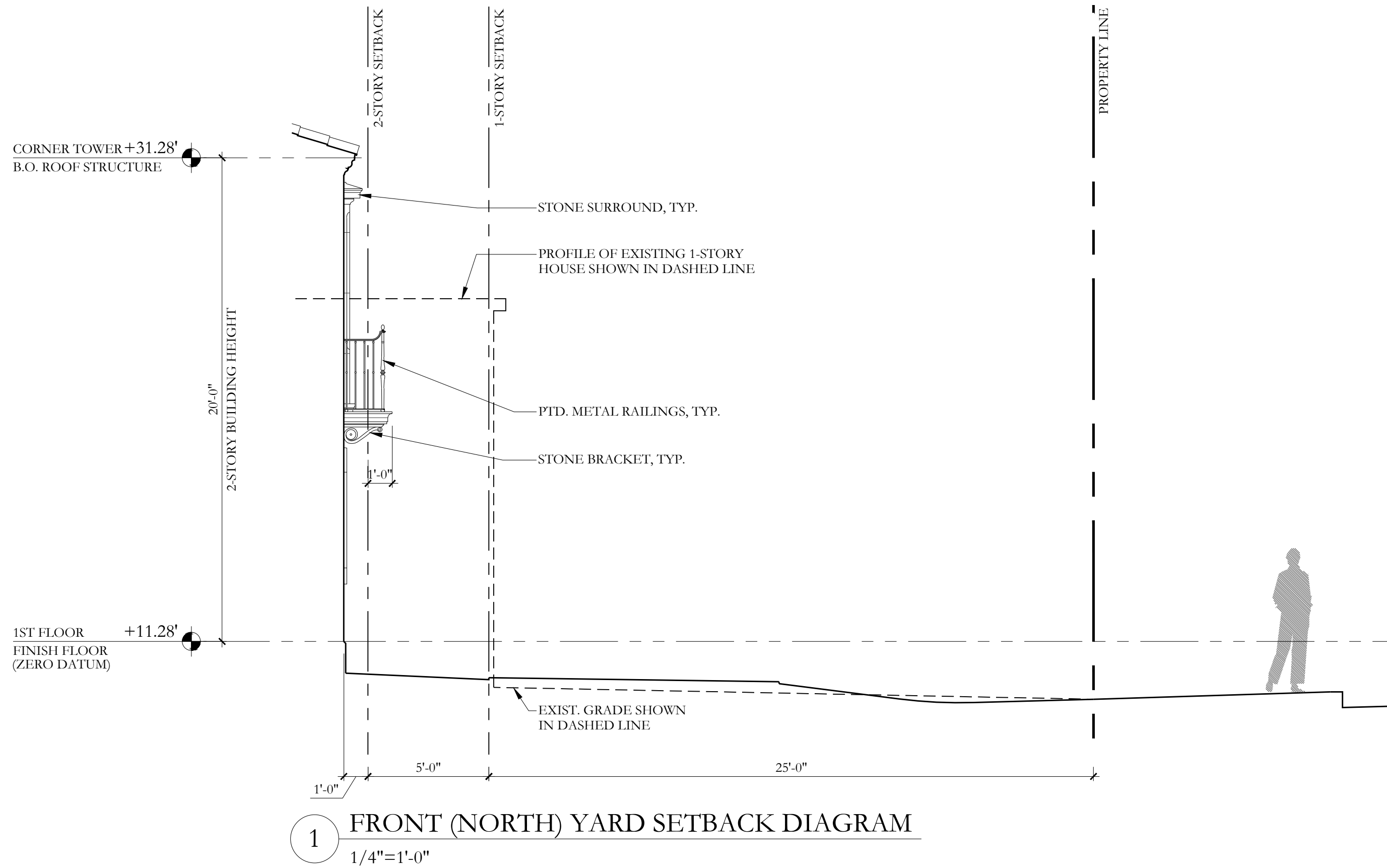
DATE AUGUST 29, 2022	SHEET NO A-121
SCALE 1/4" = 1'-0"	
BY CG	



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NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
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PALM BEACH, FLORIDA

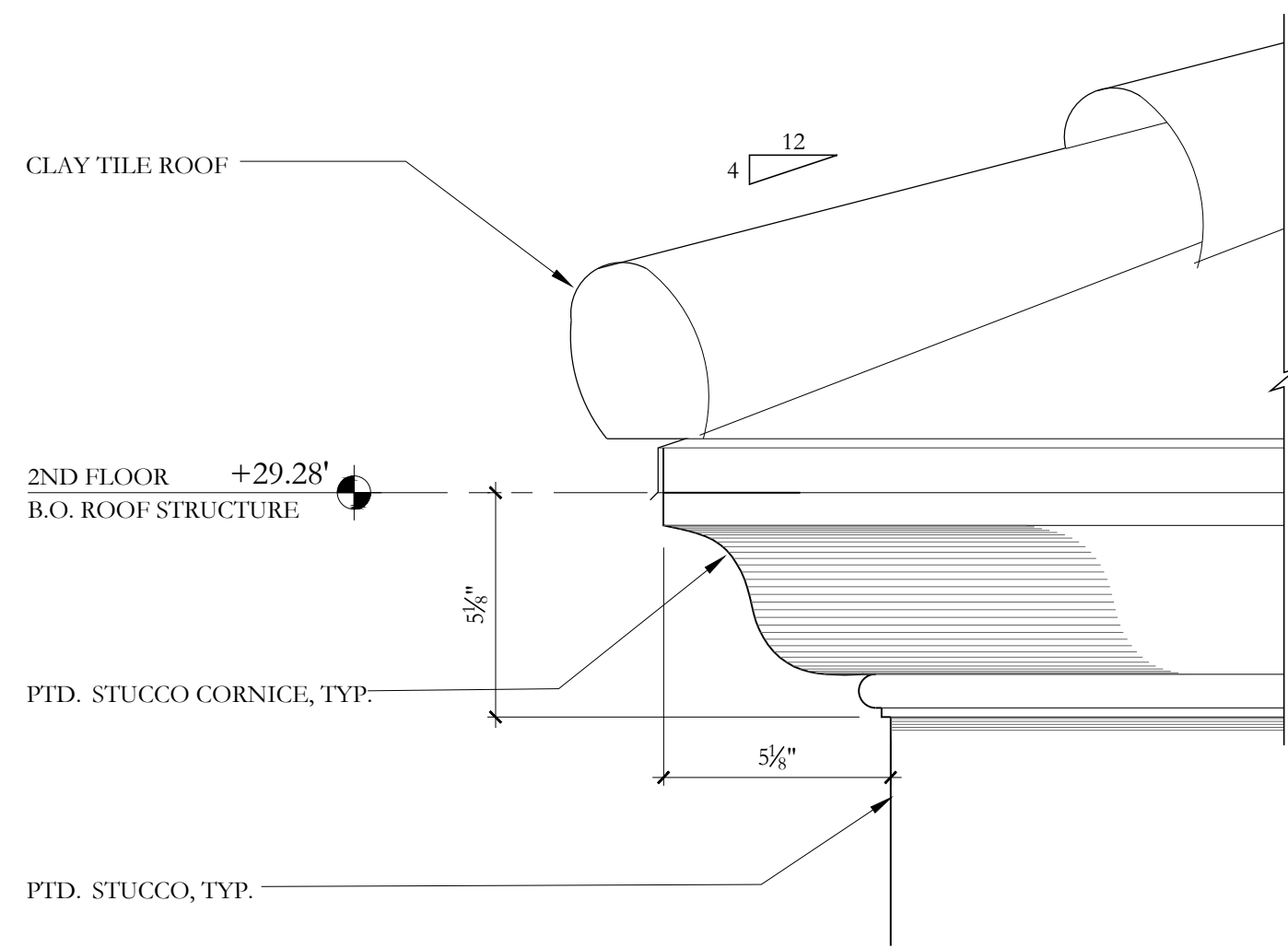
SHEET TITLE
PROPOSED
YARD SECTION DIAGRAMS

DATE NOV. 2, 2022	SHEET NO A-121
SCALE 1/4" = 1'-0"	
BY CG	

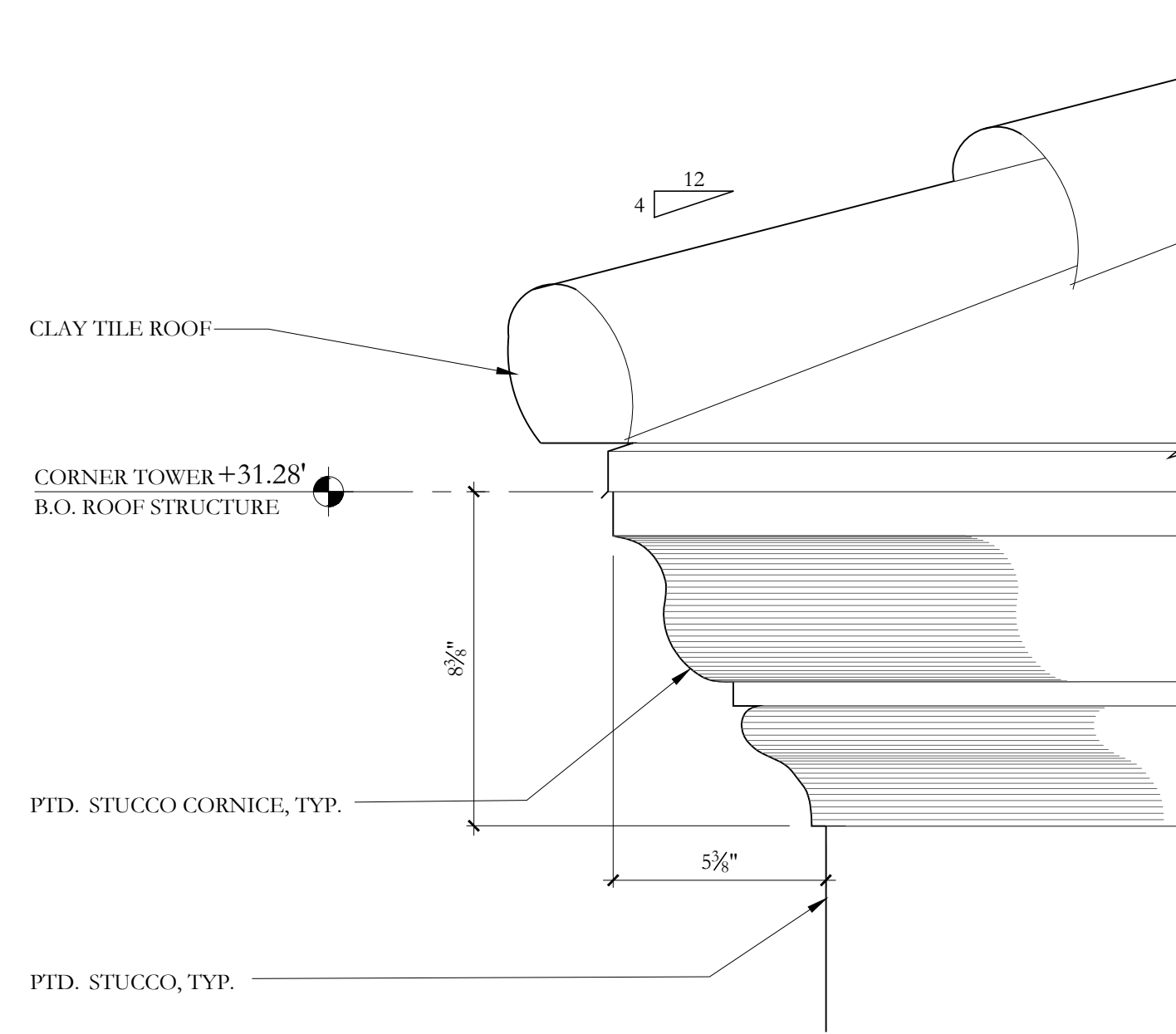
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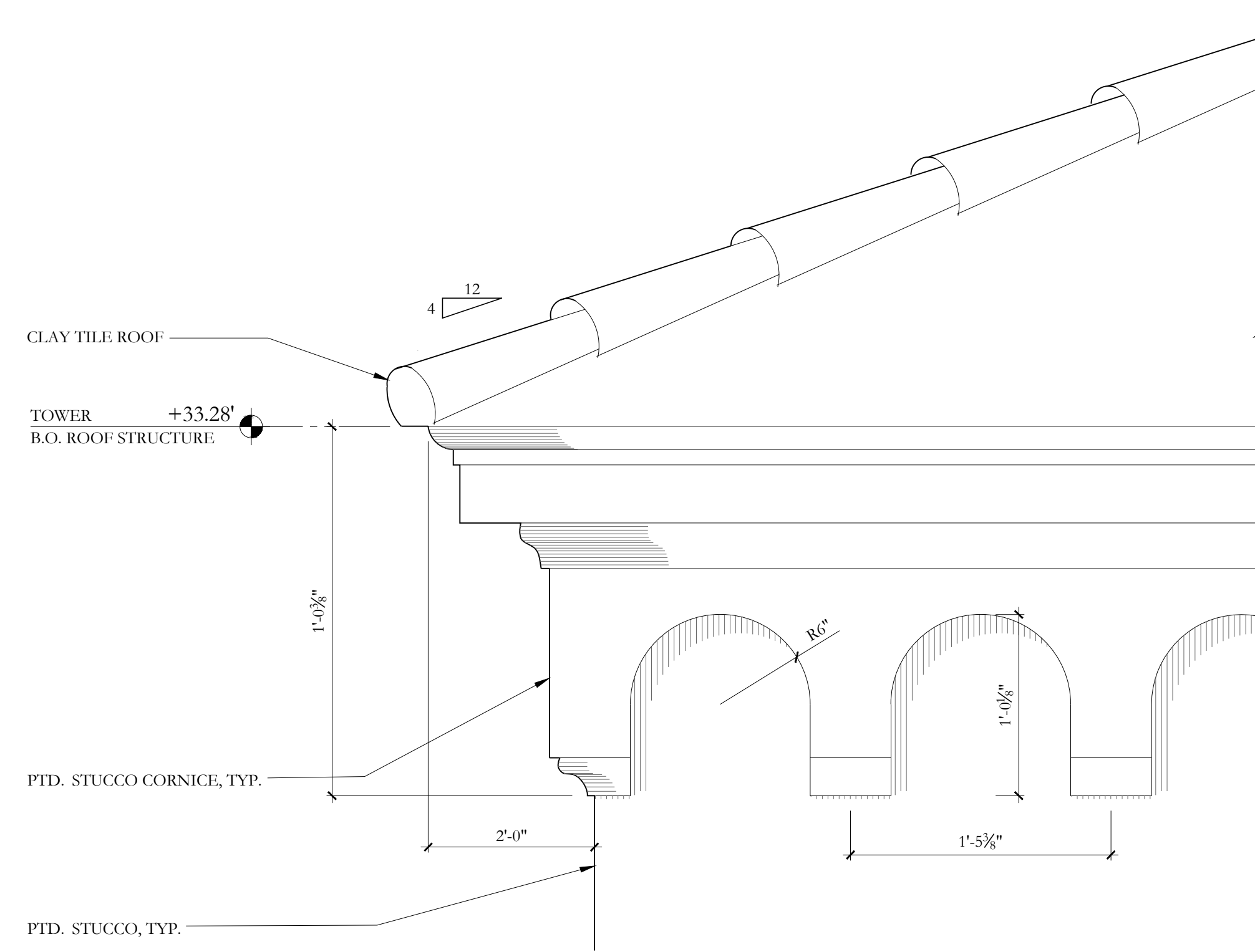
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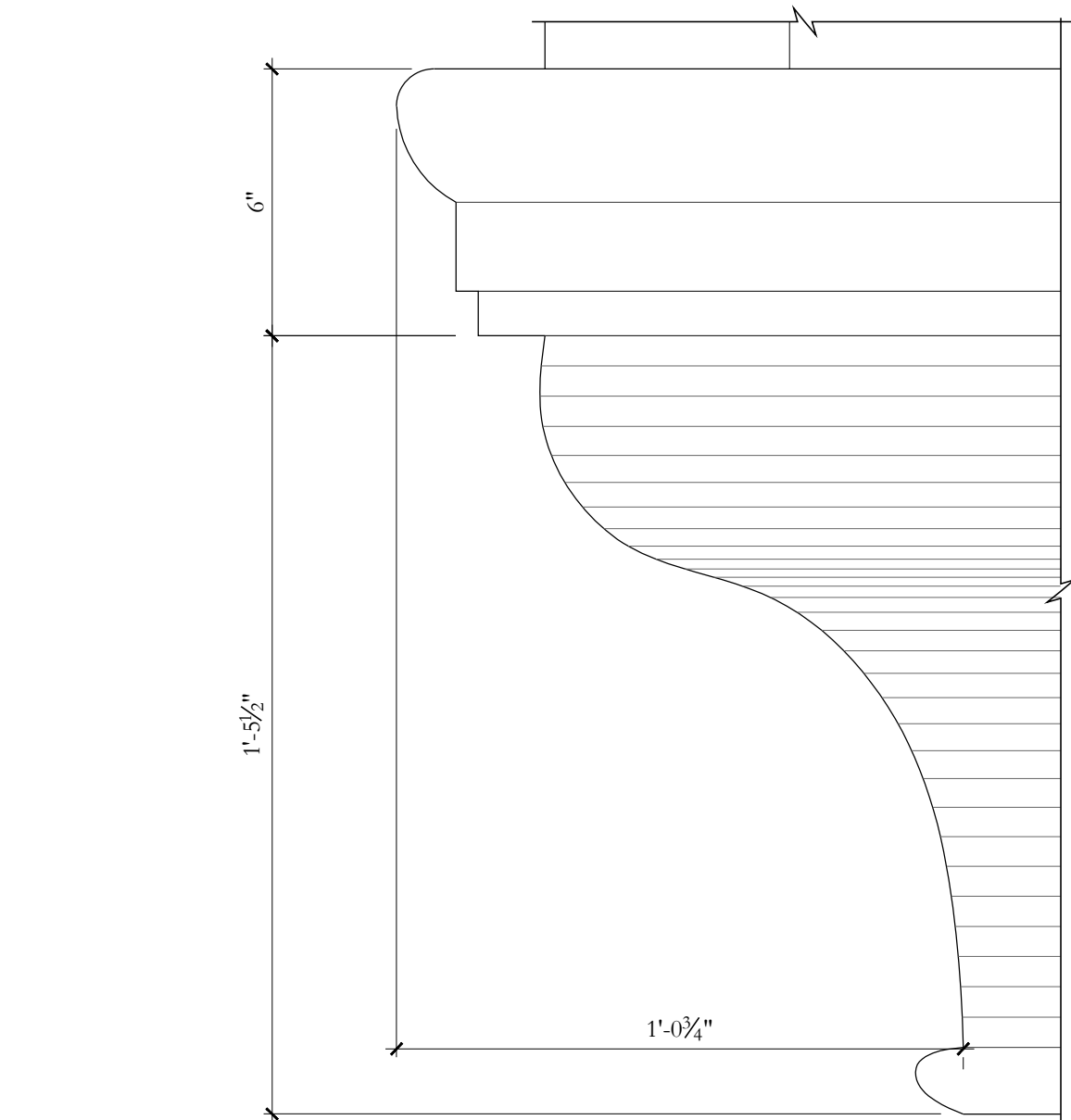
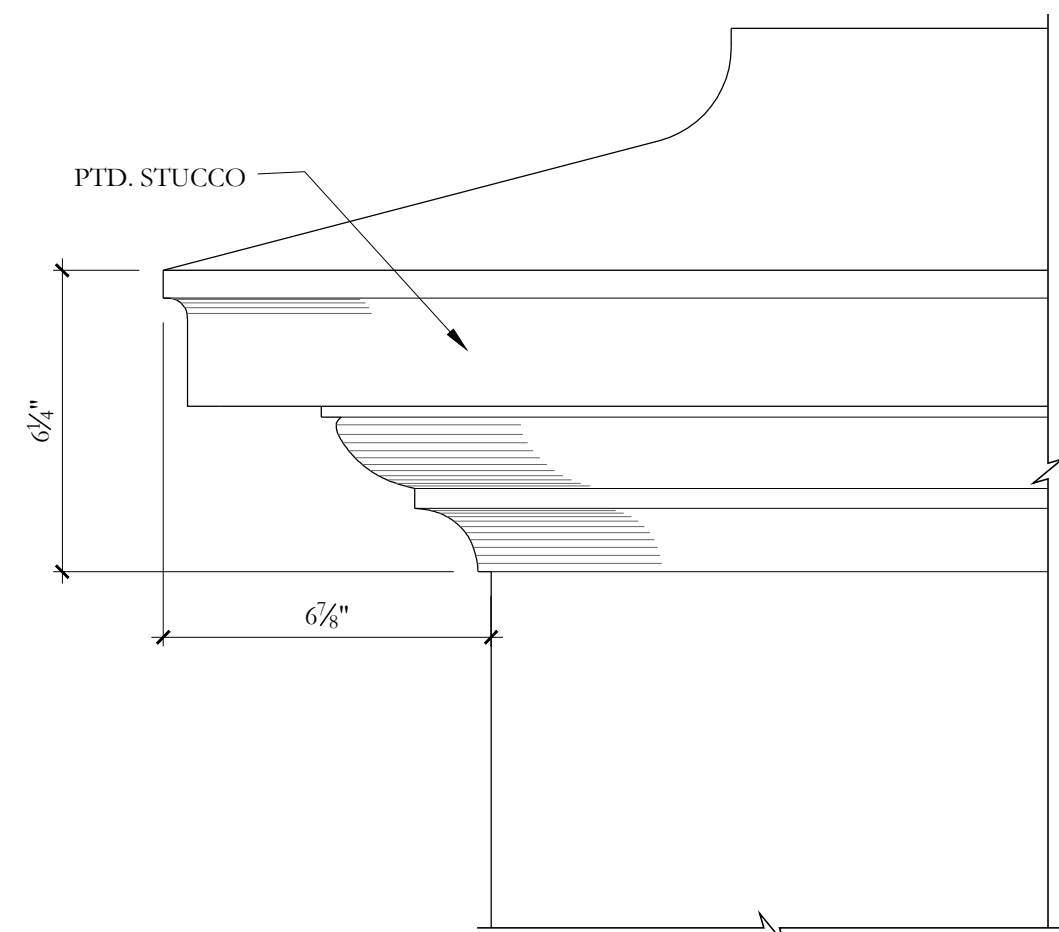
1 TYP. CORNICE DETAIL
3" = 1'-0"



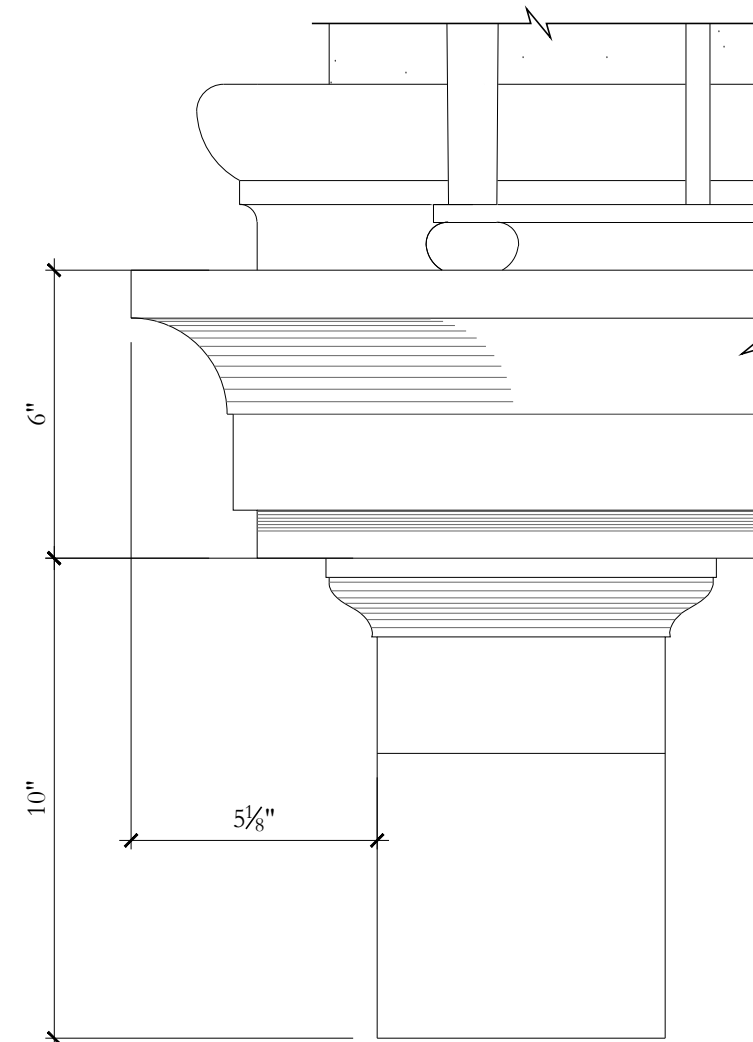
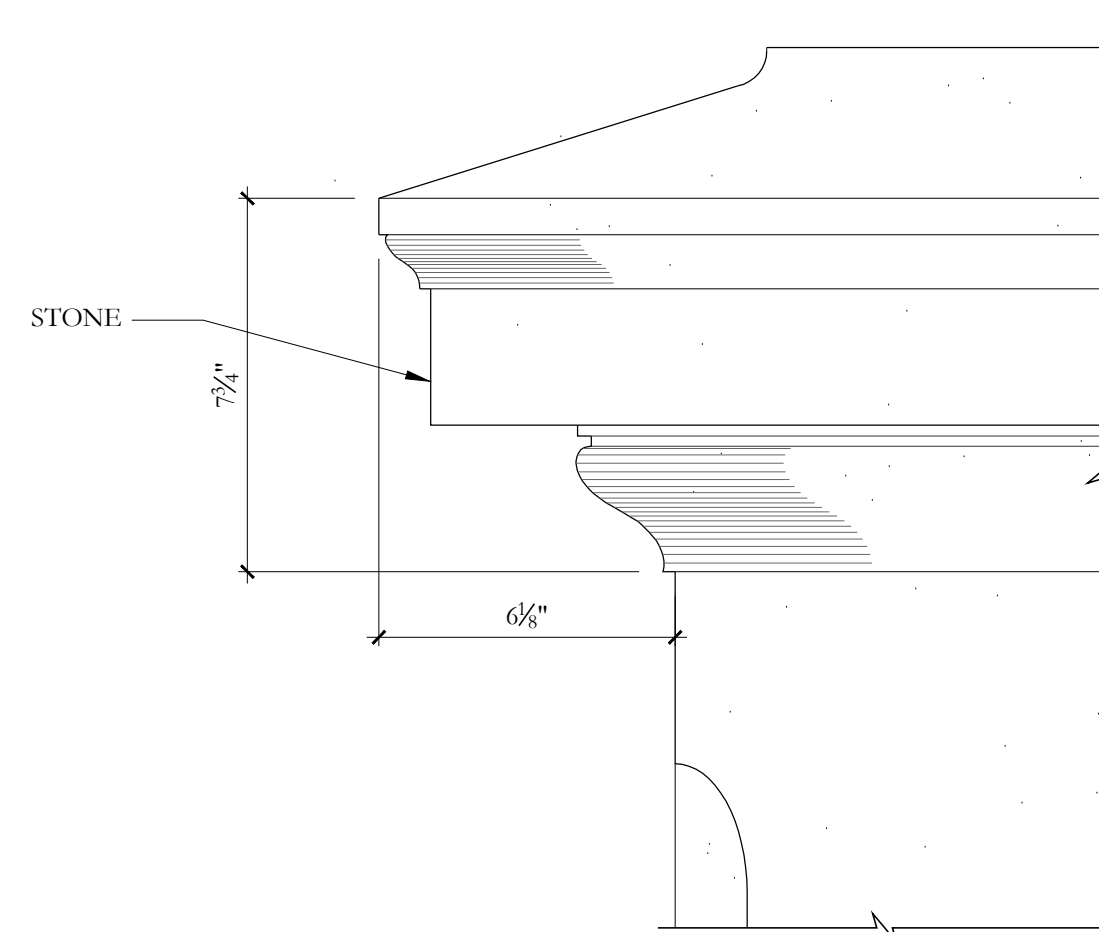
2 LIBRARY TOWER CORNICE
3" = 1'-0"



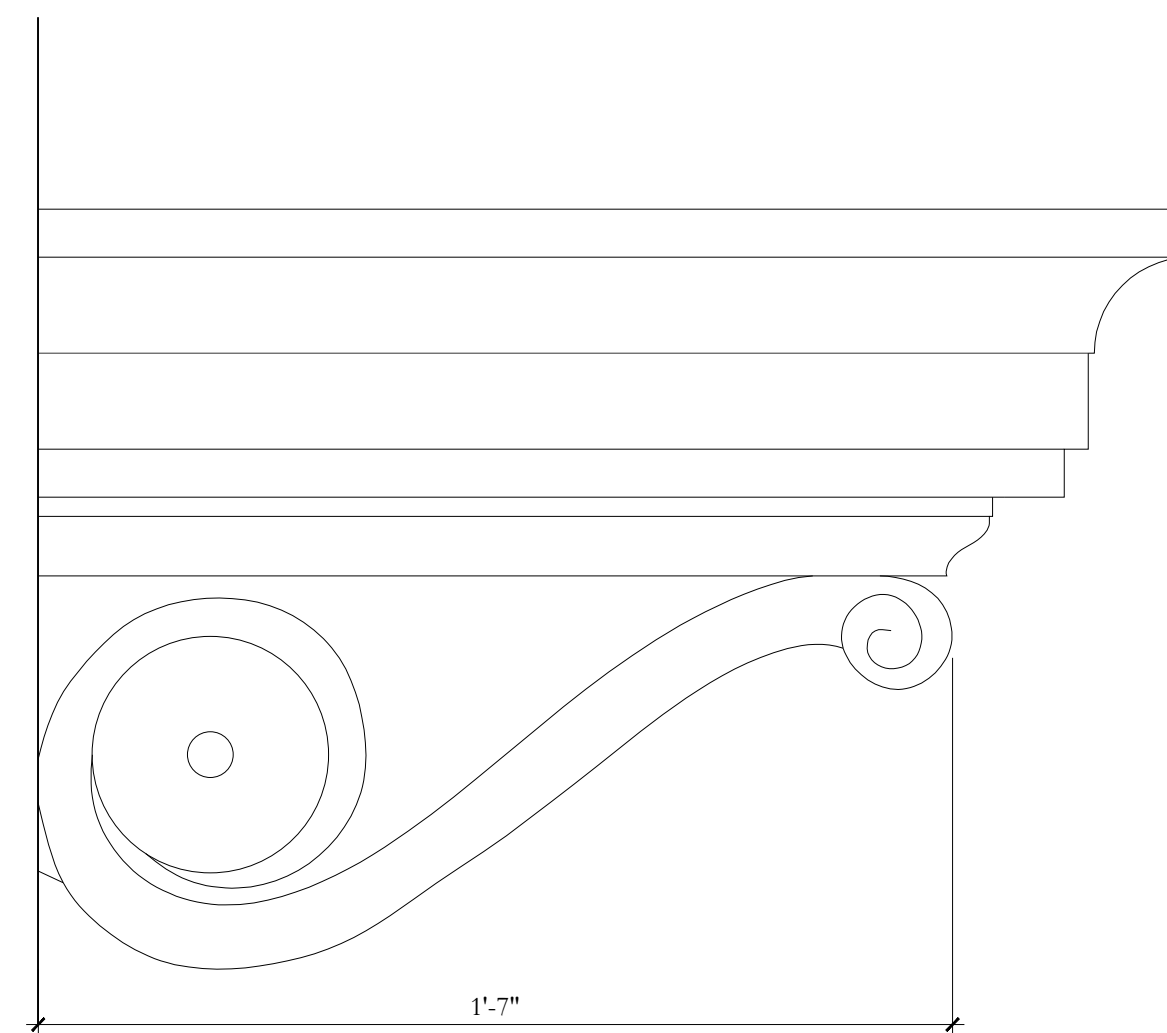
3 TOWER CORNICE
1-1/2" = 1'-0"



4 BAY WINDOW ENTABLATURE & BASE
3" = 1'-0"



5 WINDOW SURROUND & BALCONY
3" = 1'-0"



6 BALCONY BRACKET DETAIL
3" = 1'-0"

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE
PROPOSED
EXTERIOR DETAILS

DATE
NOV. 2, 2022

SCALE
AS NOTED

BY
CG

SHEET NO

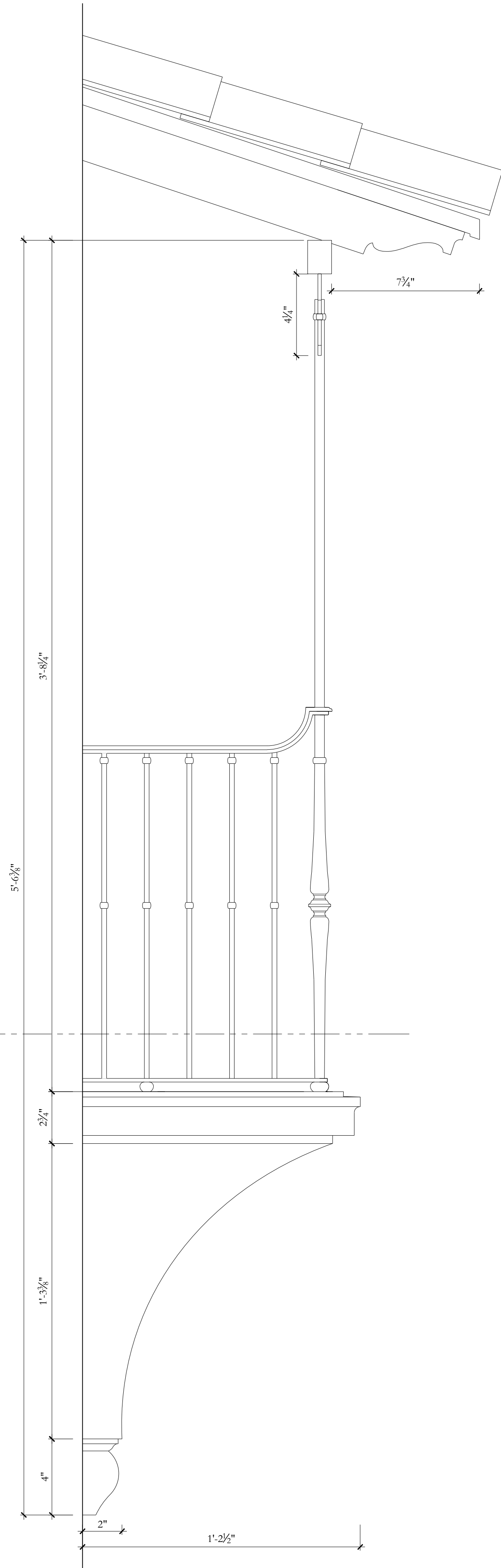
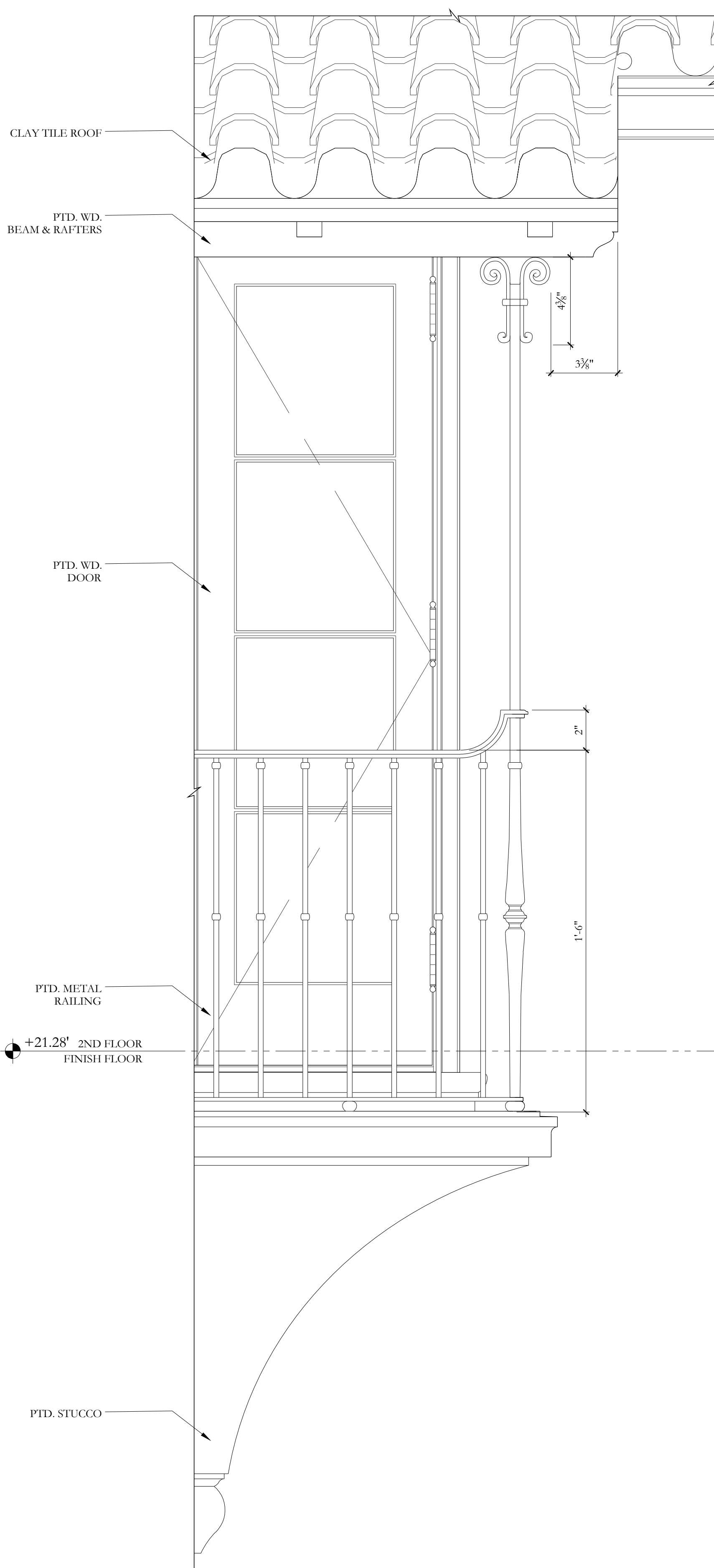
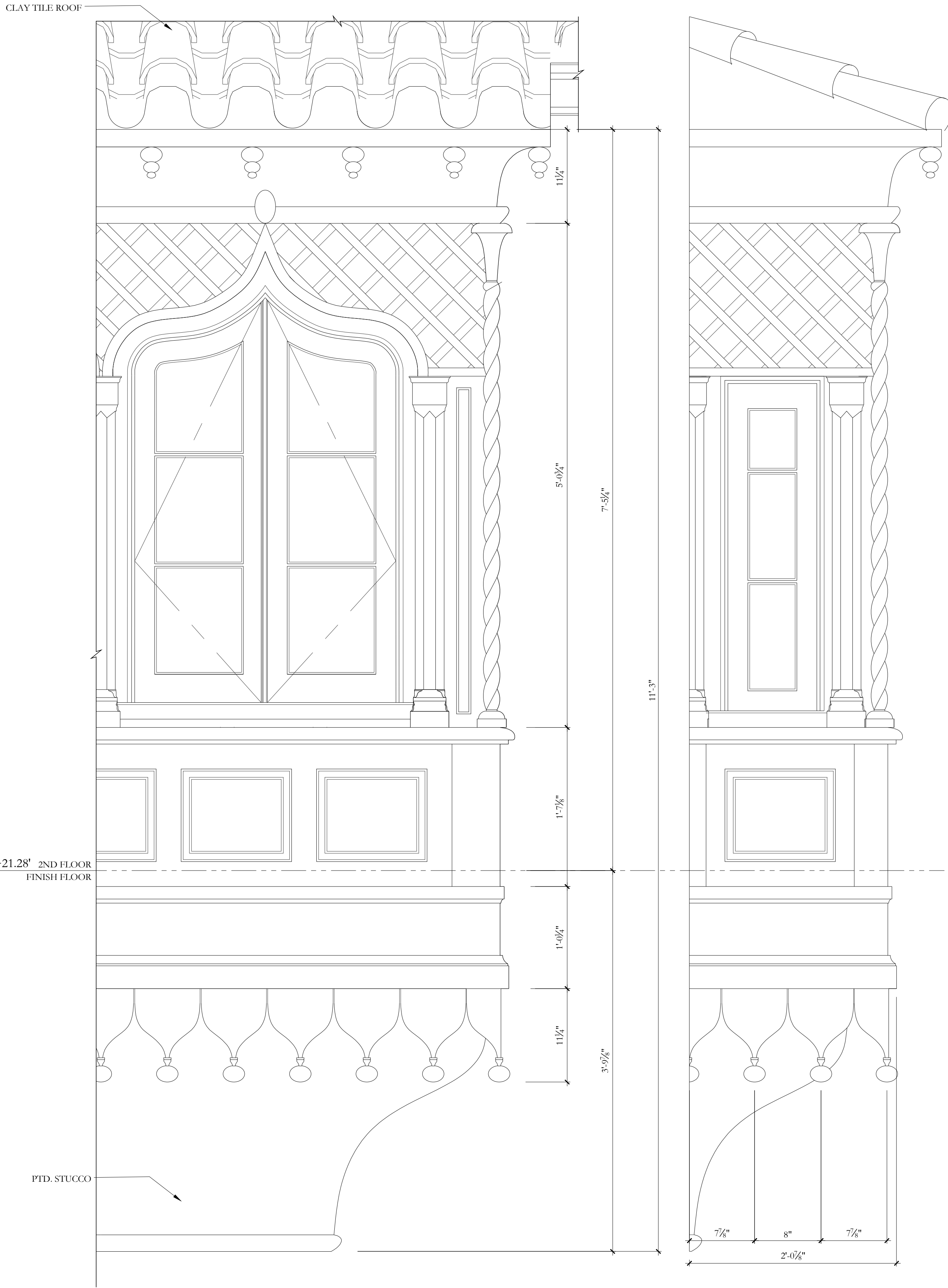
A-210



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1 MASTER BATH WINDOW ELEVATION (NORTH)
1-1/2"= 1'-0"

2 MASTER BATH WINDOW ELEVATION (WEST)
1-1/2"= 1'-0"

3 BALCONY ELEVATION FRONT
1-1/2"= 1'-0"

4 BALCONY ELEVATION SIDE
1-1/2"= 1'-0"

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

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SHEET NO

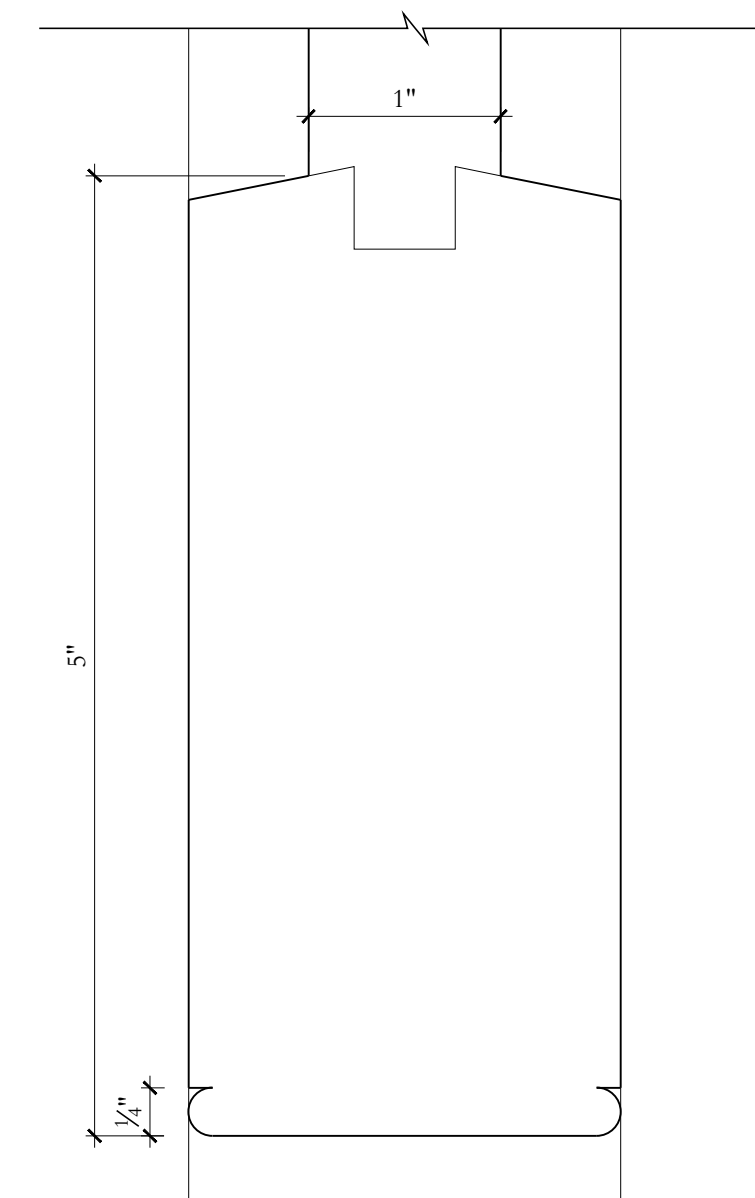
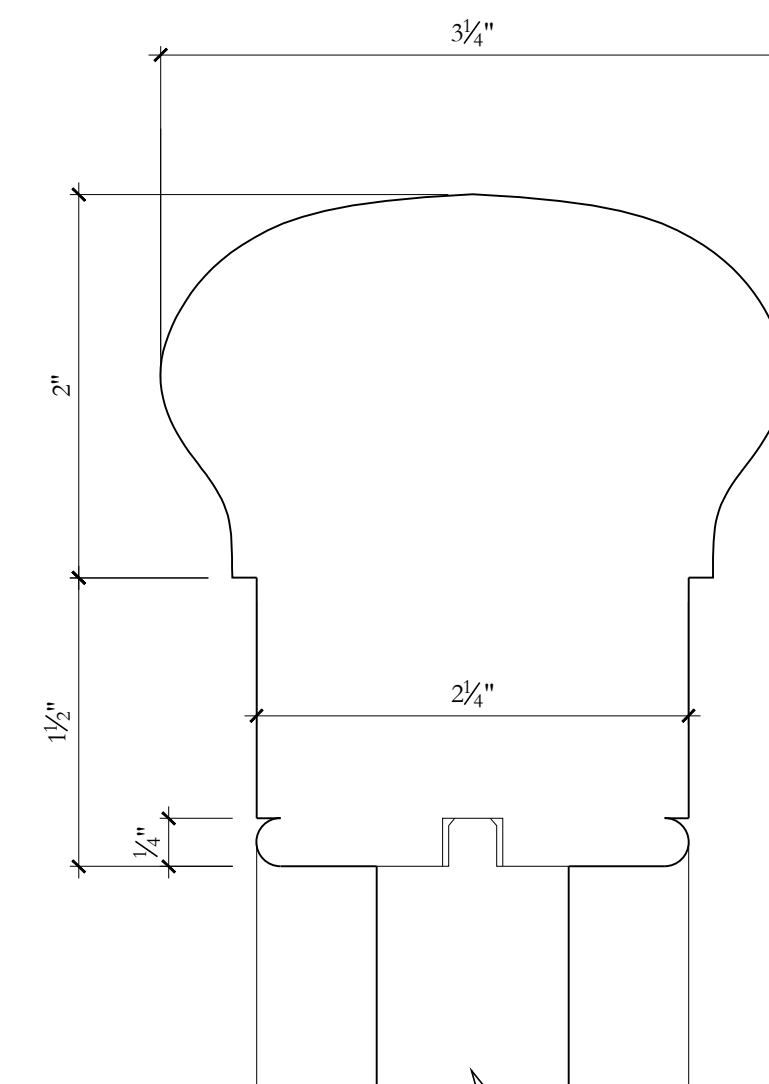
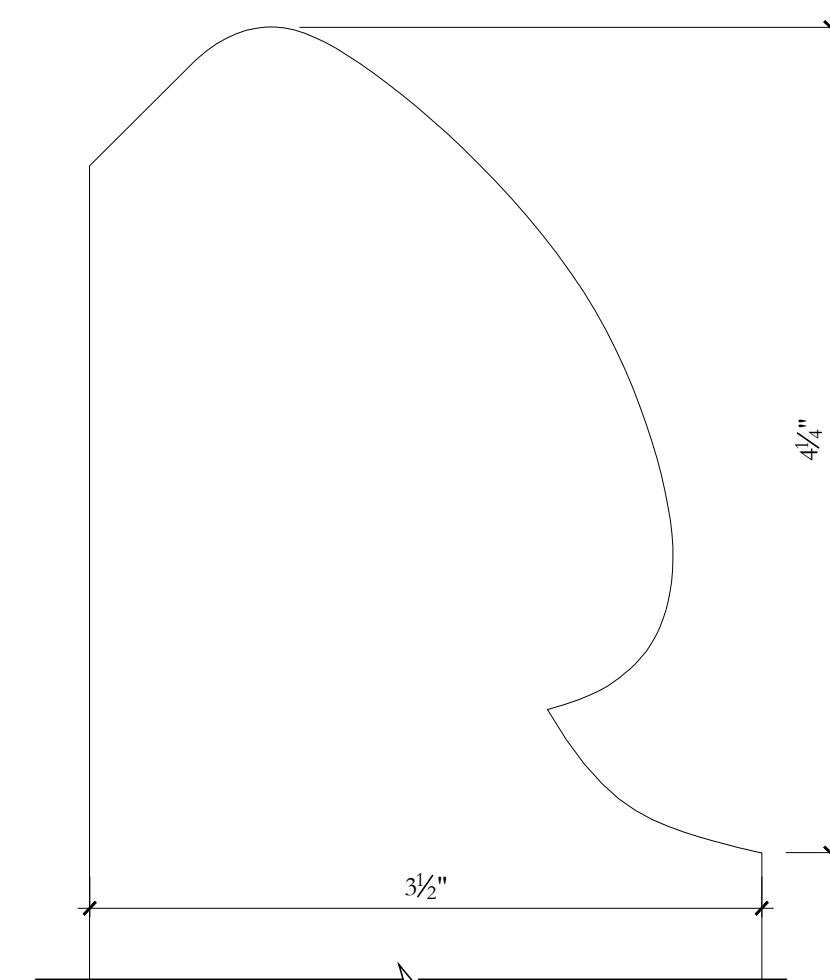
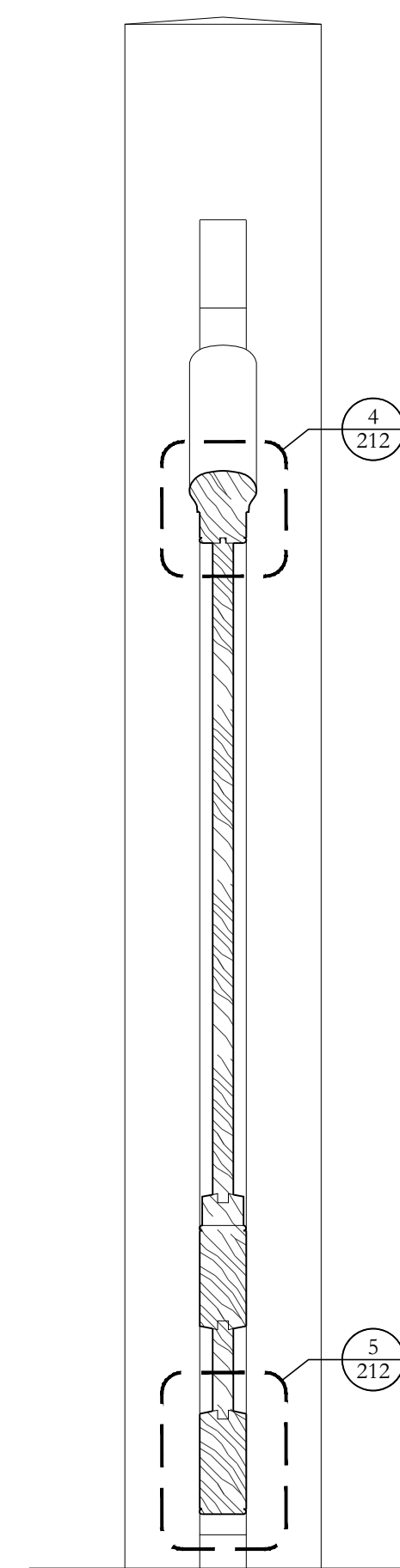
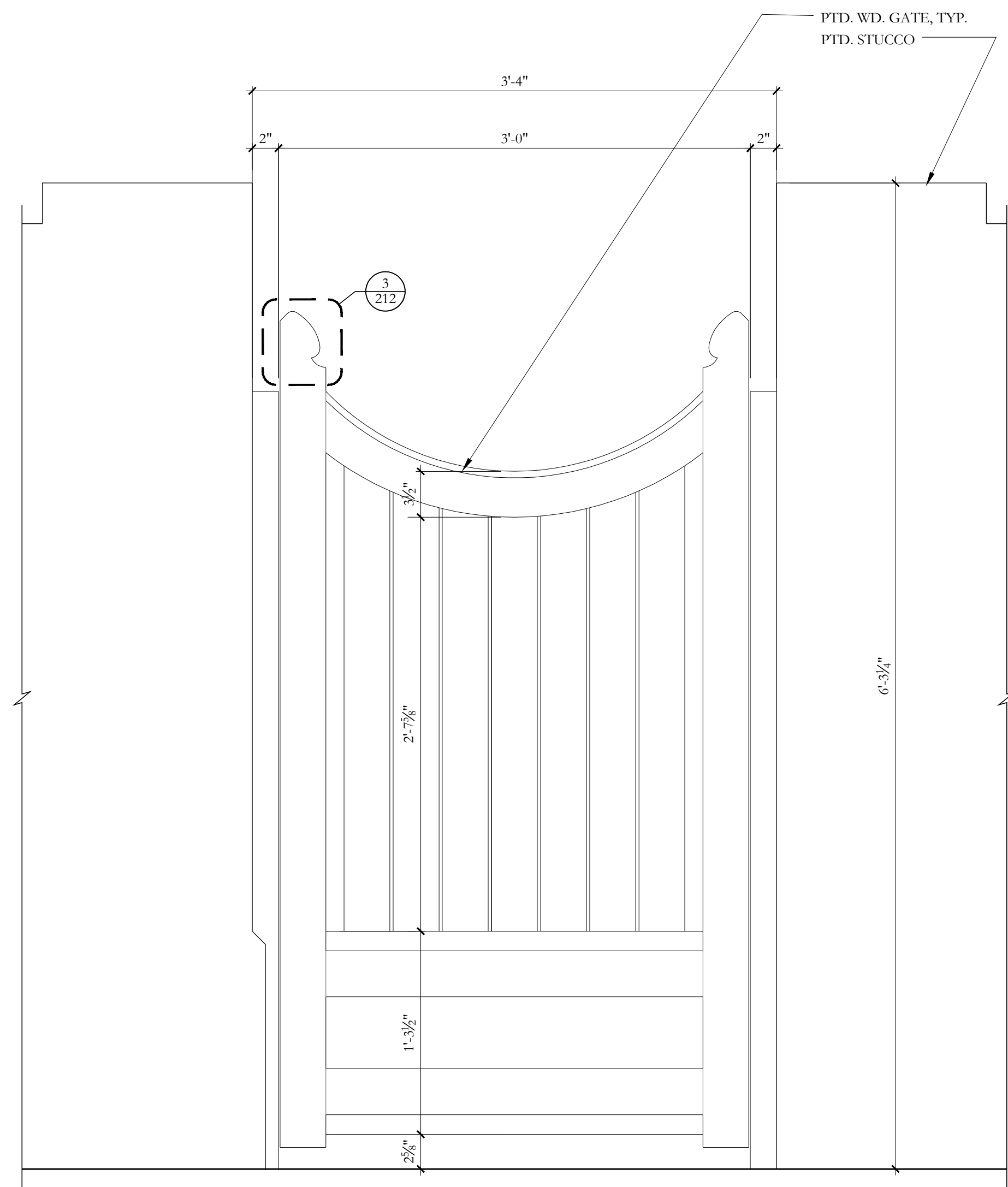
A-211



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NOTE: ELEVATIONS
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DRC FINAL SUBMITTAL - REV. 1 11/02/2022

DRC FINAL SUBMITTAL SET 08/29/2022

DRC FIRST SUBMITTAL SET	08/08/2022
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DRC PRE-APP MEETING SET	07/25/2022
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PALM BEACH, FLORIDA

SHEET TITLE

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EXTERIOR DETAILS

DATE
NOV. 2, 2022

SCALE
AS NOTED

BY
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SHEET NO

A-212

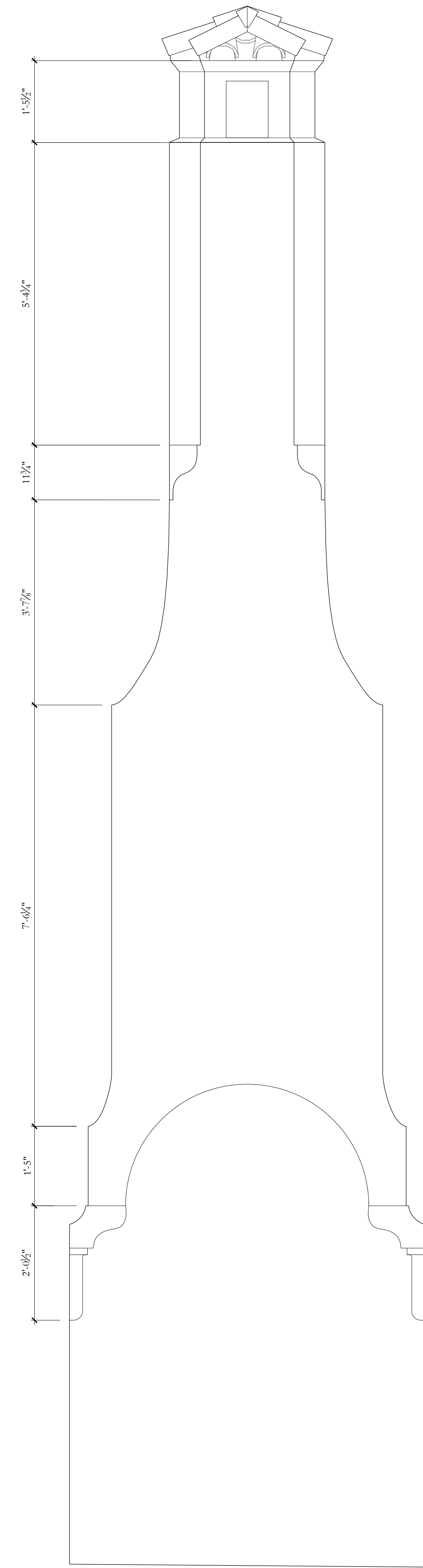


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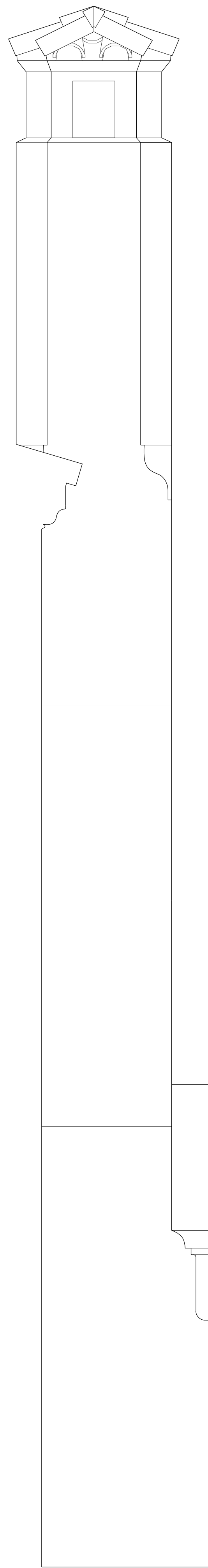
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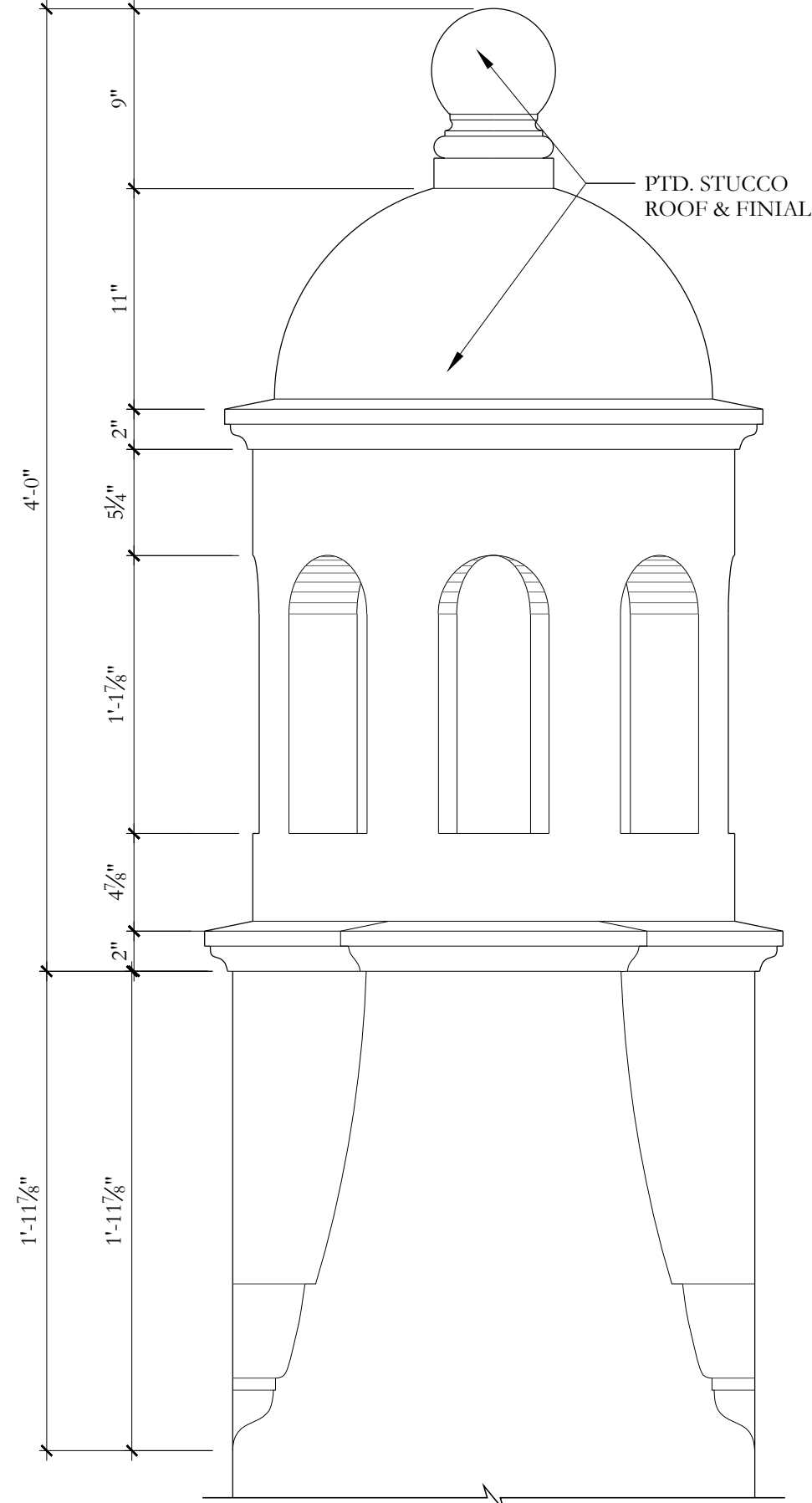
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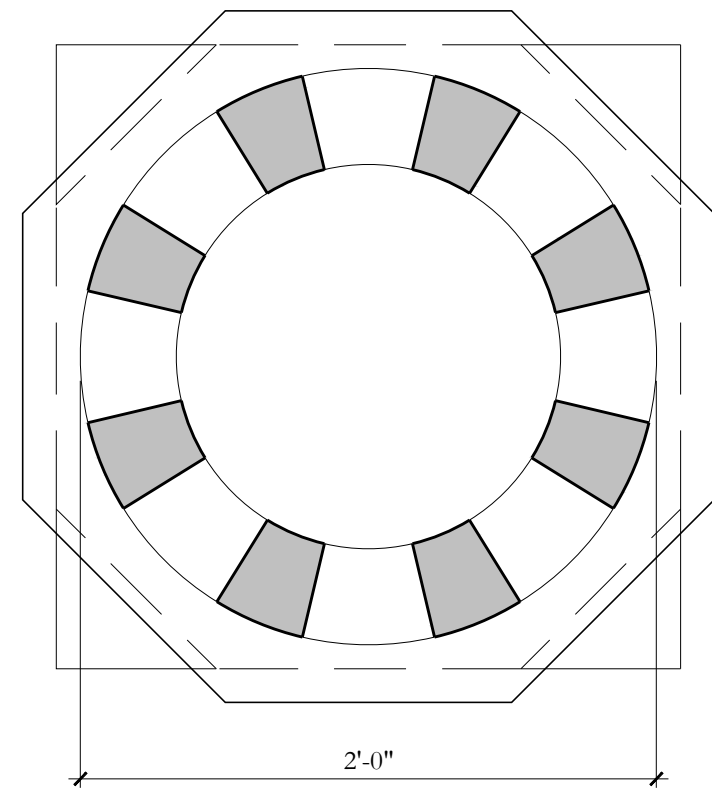
1 LIVING ROOM CHIMNEY ELEVATION
3/4" = 1'-0"



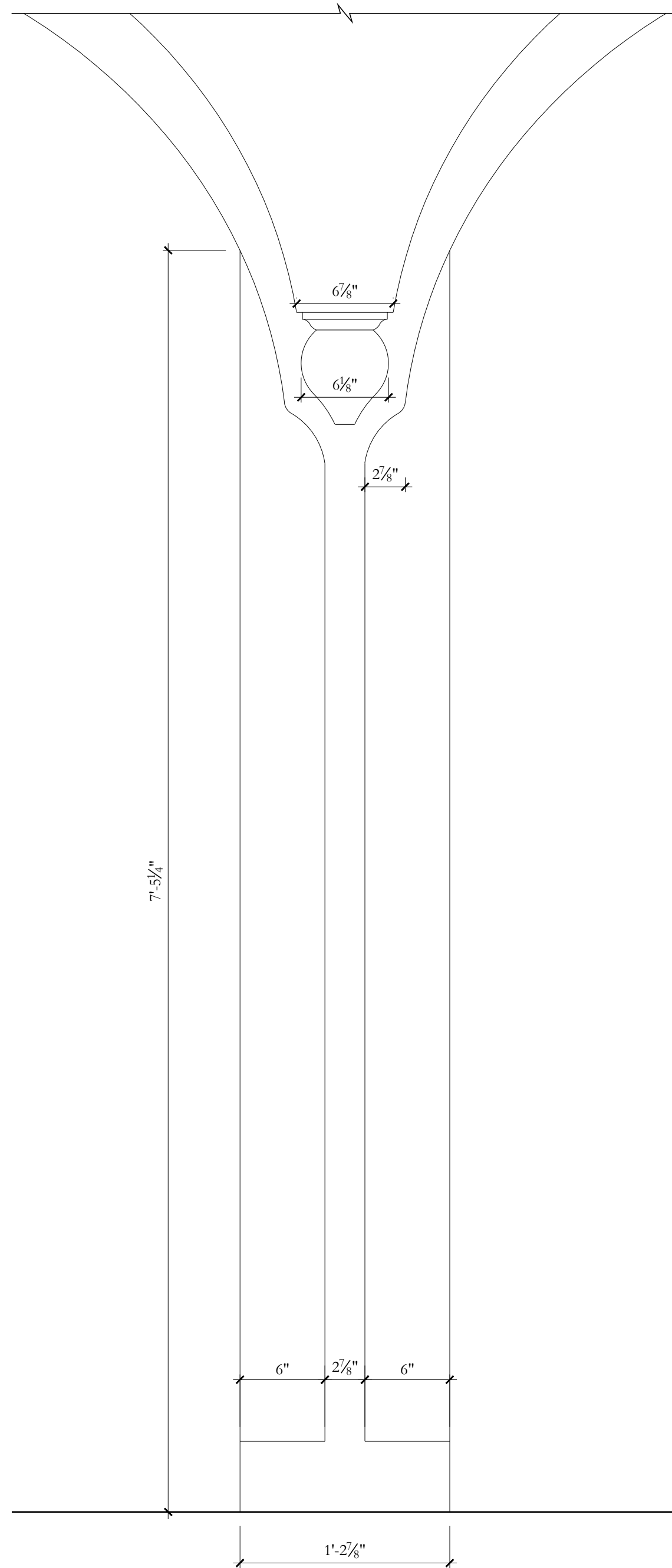
2 SIDE ELEVATION
3/4" = 1'-0"



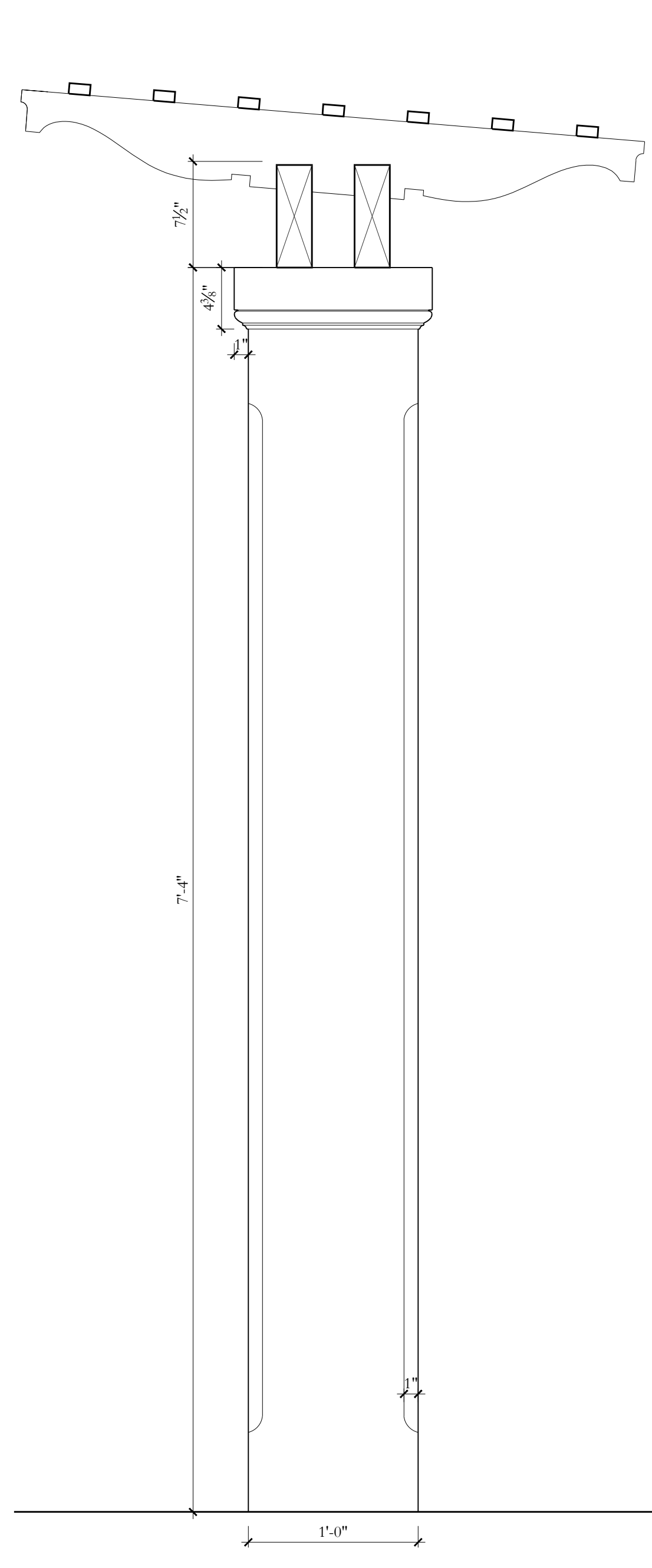
3 KITCHEN CHIMNEY ELEVATION
1-1/2" = 1'-0"



4 KITCHEN CHIMNEY PLAN
1-1/2" = 1'-0"



5 CABANA LOGGIA COLUMN
1-1/2" = 1'-0"



6 PERGOLA PIER ELEVATION
1-1/2" = 1'-0"

NOTE: ELEVATIONS
REFERENCED TO NAVD
SURVEY ELEVATIONS

DRC FINAL SUBMITTAL - REV. A	11/02/2022
DRC FINAL SUBMITTAL SET	08/29/2022
DRC FIRST SUBMITTAL SET	08/08/2022
DRC PRE-APP MEETING SET	07/25/2022

ARCOM
CASE #:
ARC-22-213

ZONING
CASE #:
ZON-22-139

GUFF
RESIDENCE
144 CHILEAN AVE.
PALM BEACH, FLORIDA

SHEET TITLE PROPOSED EXTERIOR DETAILS	
DATE NOV. 2, 2022	SHEET NO A-213
SCALE AS NOTED	
BY CG	



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