



TOWN OF PALM BEACH
Planning, Zoning & Building Department
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PLANNING, ZONING, & BUILDING DEPARTMENT
PZ&B Staff Combination Memorandum: Architectural Commission and Town Council

FROM: Wayne Bergman, MCP, LEED-AP 
Director PZ&B

SUBJECT: ARC-23-077 241 FAIRVIEW RD

MEETING: JULY 26, 2023

ARC-23-077 241 FAIRVIEW RD. The applicant, Antonio & Ayla Farnos, has filed an application requesting Architectural Commission review and approval for replacement of a vehicular driveway and landscape approvals to an existing two-story residence.

Applicant: Antonio & Ayla Farnos
Professional: Environment Design Group

THE PROJECT:

The applicant has submitted plans, entitled "Private Residence 241 Fairview Rd" as prepared by **Environment Design Group**, dated July 10, 2023.

The following is the scope of work:

- Replacement of existing driveway with associated landscape and hardscape.

Site Data			
Zoning District	R-B	Future Land Use	SINGLE-FAMILY
Landscape Open Space (LOS)	Required: 45% Existing: 42.2% Proposed: 45%	Front Yard Landscape Open Space	Required: 40% Proposed: 59.2% (1,481 SF)
Surrounding Properties / Zoning			
North	Single Family Residence		
South	Single Family Residence		
East	Vacant Lot		
West	Single Family Residence		

STAFF ANALYSIS

The project was heard at the June 28, 2023 meeting. ARCOM allowed the applicant to present the project however due to a noticing error there was no vote taken. ARCOM reviewed and discussed the project agreeing unanimously that the item return to the July 26, 2023 meeting and be placed on the Consent Agenda. The applicant has resubmitted plans and provided proper noticing.

WRB:JGM: SCP