

TOWN OF PALM BEACH

Information for Town Council Meeting on:

August 9, 2023

To: Mayor and Town Council

Via: Kirk Blouin, Town Manager

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

Re: Waiver of Town Code Section 18-237, For Building Permit Extension
at 525 N. County Road

Date: August 1, 2023

STAFF RECOMMENDATION

Staff recommends that the Town Council consider the request from Hugh C. Davis, President, of Davis General Contracting Corporation, regarding a time extension in which to complete the construction of a new residence at 525 N. County Road; and to extend the building permit until October 31, 2023.

GENERAL INFORMATION

The property is owned by James Christopher Flowers. Prior to this owner, the property was a vacant lot. Arcom approved a new residence, and a permit was issued on June 24, 2020, for construction. The permit will expire on July 14, 2023.

Mr. Davis explains in his letter of June 26, 2023, that he is requesting a time extension to complete the new residence. He states that there have been many delays caused by the global pandemic. Covid work stoppages and slowdowns, inflation pressures on building materials, the unprecedented boom in local and national construction which caused supply shortages in materials and manpower, are all listed as reasons for the delay. At the July 12, 2023, Town Council meeting, Mr. Davis was not present (staff provided Mr. Davis with the wrong meeting date). You made and approved a motion to extend the permit by one month to allow this matter to be heard today with Mr. Davis in attendance.

Staff has no objection to the requests.

Attachments: Letter from Hugh C. Davis, President, w/ Neighbor Notices & Schedule
Permit List
Property Appraiser Details



Davis
General
Contracting
Corporation

RECEIVED

JUN 26 2023

Town of Palm Beach
PZB Dept

26 June 2023

Madame Mayor & Town Council Members
Town of Palm Beach
360 South County Road
Palm Beach, Florida 33480

Re: Flowers Residence
525 N County Road
Palm Beach, Florida 33480

Dear Madams and Sirs,

I would like to respectfully request a time extension to 31 October 2023 for the construction of Anne & Chris Flower's Residence at 525 North County Road.

Despite every and all of our best efforts, the project will exceed the allowed time for construction due to the Covid pandemic and the resultant events that followed, including; Covid Illness work stoppages and slow-downs, inflation pressures on materials and an unprecedented boom in construction across the nation & locally causing severe supply shortages of materials and manpower.

We are continuing to work diligently every available and allowable hour to complete the project.

Thank you for your consideration of this matter.

Sincerely,

Hugh C. Davis
President



Davis
General
Contracting
Corporation

28 June 2023

Mr. Paul Seville
515 N. County Road
Palm Beach, Florida 33480

Re: Flowers Residence
Delivery: Hand

Dear Mr. Seville,

The Town of Palm Beach wanted me to officially confirm with you we are going before town council on July 12, 2023 to request an extension of construction time to October 31, 2023 for the project we are building for your neighbors Anne & Chris Flowers at 525 North County Road.

We actually anticipate being complete by September 1st excepting possibly some minor unforeseen item I cannot currently envision.

We are requesting the added time to ensure we have a bit of a cushion in the event of some unforeseen event that might slightly hold us up and put us in violation of the town allowed construction period.

Thank you for your understanding and as always let us know if you need anything from us.

Yours Sincerely,

ALL THE BEST.
Hugh C. Davis

Hugh C. Davis

President

cc: Town of Palm Beach



Davis
General
Contracting
Corporation

28 June 2023

Mr. Scott Shleifer
535 N. County Road
Palm Beach, Florida 33480

Re: Flowers Residence
Delivery: Hand


Dear Mr. Shleifer,

The Town of Palm Beach wanted me to officially confirm with you we are going before town council on July 12, 2023 to request an extension of construction time to October 31, 2023 for the project we are building for your neighbors Anne & Chris Flowers at 525 North County Road.

We actually anticipate being complete by September 1st excepting possibly some minor unforeseen item I cannot currently envision.

We are requesting the added time to ensure we have a bit of a cushion in the event of some unforeseen event that might slightly hold us up and put us in violation of the town allowed construction period.

Thank you for your understanding and as always let us know if you need anything from us.

Yours Sincerely,


ALL THE BEST.

Hugh C. Davis

President

cc: Town of Palm Beach

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Permit Browse

Town of Palm Beach

| Permit number | Permit type | Master permit ID | Permit type name | Permit description | Permit Suite | Permit Address | Customer Nu | Customer | Customer Last Name | Application | Issue date | Expiration date | Approval state |
|---------------|-------------|------------------|---|--|--------------|-----------------|-------------|----------|--------------------------------|-------------|------------|-----------------|----------------|
| U-23-13195 | u-p03 | | U-EXCAVATION IN ROW | WED 6/21 - FRI 6/23: EASEMENT WORK - NO LANE CLOSURES - EXCAVATE GREEN AREA IN FRONT OF RESIDENCE WITH E-35 & T-590. | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 6/14/2023 | 6/22/2023 | 12/19/2023 | Issued |
| U-23-12889 | u-p03 | | U-EXCAVATION IN ROW | *****PRIVATE PROVIDER***** EXCAVATE- PHASE 1: HEADER CURB MON 05/15-05/17 ON SITE MONDAY 05/15/ ACME TO PROVIDER FLAGGERS AND SIGNAGE DURING THE DURATION OF THE ROW WORK- INSTALL 85 LF OF HEADER CURB-2ND PHASE WE WILL COMPLETE | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 5/4/2023 | 5/9/2023 | 11/5/2023 | Issued |
| U-23-12890 | u-p02 | | U-USE OF/WORK IN ROW | EXCAVATE- PHASE 1: HEADER CURB MON 05/15-05/17 ON SITE MONDAY 05/15/ ACME TO PROVIDER FLAGGERS AND SIGNAGE DURING THE DURATION OF THE ROW WORK- INSTALL 85 LF OF HEADER CURB-2ND PHASE WE WILL COMPLETE HEADER CURB UNDER SEPAR | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 5/4/2023 | 5/9/2023 | 8/7/2023 | Issued |
| U-23-12680 | u-p03 | | U-EXCAVATION IN ROW | EXCAVATION- ABANDON WATER W/CITY OF WPB. NO LANE CLOSURES. WORK WILL BE LIMITED TO THE EASEMENT IN FRONT OF PROP | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 4/7/2023 | 4/11/2023 | 10/14/2023 | Issued |
| B-23-98139 | b-r05 | 421381 | R-PERMIT UPDATE-CORRECTION/CHANGE IN VALUE ONLY | PERMIT UPDATE VALUE ONLY | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 2/23/2023 | 2/23/2023 | 2/23/2023 | final |
| B-23-97949 | b-r01 | 421381 | R-REVISION | REVISION SITE PLAN - AS BUILTS | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 2/3/2023 | 2/10/2023 | 2/3/2023 | final |
| B-23-97789 | b-r01 | 421381 | R-REVISION | REVISION - ELECTRICAL - AS BUILT | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 1/18/2023 | 1/19/2023 | 1/18/2023 | final |
| U-23-12265 | u-p03 | | U-EXCAVATION IN ROW | TAP WATER WITH CITY OF WPB NO LANE CLOSURES. | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 1/13/2023 | 1/20/2023 | 7/30/2023 | Issued |
| A-22-02676 | a-a01 | 421381 | A-ARCOM STAFF APPROVAL | STAFF APPROVAL FOR LANDSCAPE LIGHTING | | 525 N COUNTY RD | 604867 | | SMI LANDSCAPE ARCHITECTURE INC | 11/4/2022 | 11/14/2022 | 10/30/2023 | final |
| B-22-97129 | b-r01 | 421381 | R-REVISION | REVISION ELECTRICAL - AS BUILTS | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 11/2/2022 | 11/9/2022 | 11/2/2022 | final |
| U-22-11626 | u-p03 | | U-EXCAVATION IN ROW | EXCAVATION WITHIN GRASS AREA - SINGLE LANE CLOSURE N COUNTY RD. EXCAVATE- INSTALL 1.25" PE GAS SERVICE BY DIRECTIONAL BORE AND CONNECT TO EXISTING 2" PE GAS MAIN. LOCATION WITH PHASE 6 N OF UNDERGROUNDING WHICH IS ON G | | 525 N COUNTY RD | 540925 | | GAS SYSTEMS TECHNOLOGY INC | 10/19/2022 | 10/21/2022 | 7/23/2023 | Issued |
| B-22-96931 | b-r01 | 421381 | R-REVISION | REVISION PLUMBING AND MECHANICAL - AS BUILTS | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 10/18/2022 | 10/20/2022 | 10/18/2022 | final |
| B-22-96146 | b-r01 | 421381 | R-REVISION | REVISION- OTHER- REVISED CIVIL PLANS | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 8/23/2022 | 9/15/2022 | 8/23/2022 | final |
| B-22-93375 | b-r01 | 421381 | R-REVISION | REVISION- OTHER- PLAN SUBMITTAL - FOUNTAINS AND RELATED WORK. | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 2/22/2022 | 8/23/2022 | 2/22/2022 | final |
| B-21-92520 | b-r01 | 421381 | R-REVISION | REVISION- BUILDING- STRUCTURAL UPDATES | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 12/16/2021 | 12/21/2021 | 12/16/2021 | final |
| B-21-92067 | b-r01 | 421381 | R-REVISION | REVISION- PLUMBING, MECHANICAL, ELECTRICAL- REVISIONS/PLAN UPDATE (NO VALUE CHANGE) | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 11/16/2021 | 11/23/2021 | 11/16/2021 | final |
| B-21-91655 | b-r01 | 421381 | R-REVISION | REVISION OTHER - POOL AND RELATED WORK | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 10/20/2021 | 10/28/2021 | 10/20/2021 | final |
| B-21-91552 | b-r01 | 421381 | R-REVISION | REVISION GAS INSTALL 1000GAL/ASME TANK BY ELITE GAS CONTRACTORS. | | 525 N COUNTY RD | 502005 | | J A ADAMS INC | 10/11/2021 | 10/13/2021 | 10/11/2021 | final |
| A-21-02014 | a-a01 | | A-ARCOM STAFF APPROVAL | STAFF APPROVAL FOR RELOCATION OF COOLING TOWER AND POOL EQUIPMENT AS SHOWN. REMOVAL OF WOOD PERGOLA FROM RA | | 525 N COUNTY RD | 600569 | | SMITH ARCHITECTURAL GROUP INC | 10/6/2021 | 11/12/2021 | 10/1/2022 | final |
| U-21-08495 | u-p01 | | U-DEWATERING | DEWATER WITH ONE 4" HOSE FROM JOBSITE TO EXISTING CATCH BASIN ON THE EAST SIDE OF NORTH COUNTY ROAD ACROSS FROM T | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 10/6/2021 | 10/14/2021 | 12/13/2021 | final |
| B-21-90716 | b-r01 | 421381 | R-REVISION | REVISION OTHER INSTALL FIRE SPRINKLER SYSTEM. | | 525 N COUNTY RD | 532305 | | J W FIRE SPRINKLER INC | 8/13/2021 | 8/16/2021 | 8/13/2021 | final |
| U-21-07621 | u-p02 | | U-USE OF/WORK IN ROW | CRANE SET UP AND LANE RESTRICTION (ONLY WHEN NECESSARY) ON N COUNTY RD | | 525 N COUNTY RD | 604465 | | FLORIDA POWER & LIGHT | 6/22/2021 | 6/29/2021 | 9/27/2021 | final |
| B-21-88861 | b-r01 | 421381 | R-REVISION | REVISION- FIRE ALARM - INSTALL RESIDENTIAL FIRE ALARM/VESDA SYSTEM | | 525 N COUNTY RD | 602883 | | J W FIRE & SECURITY LLC | 5/5/2021 | 5/12/2021 | 5/5/2021 | final |
| B-21-87990 | b-r01 | 421381 | R-REVISION | PLUMBING/HVAC/ELECTRICAL | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 3/19/2021 | | 3/19/2021 | canceled |
| U-21-06796 | u-p02 | | U-USE OF/WORK IN ROW | USE OF- LOAD/UNLOAD STAGING AREA: NOT ALL DAY. LOAD OUT BASEMENT FILL TRUCKS WILL BE LOADED ON SITE HOWEVER WE MAY NEED TO PARK ON TANGIER OR MIRAFLORES FOR A COUPLE MIN | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 1/26/2021 | | 4/26/2021 | canceled |
| U-20-06411 | u-p01 | | U-DEWATERING | DEWATERING PERMIT - DEWATER WITH ONE 4" HOSE FROM JOBSITE TO EXISTING CATCH BASIN LOCATED ON THE EAST SIDE OF NORTH | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 11/3/2020 | 11/12/2020 | 5/28/2021 | final |
| U-20-06183 | u-p01 | | U-DEWATERING | DEWATER WITH ONE 4" HOSE FROM JOBSITE TO EXISTING CATCH BASIN LOCATED ON THE EAST SIDE OF NORTH COUNTY ROAD ACROSS | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 10/7/2020 | 10/14/2020 | 5/28/2021 | final |
| U-20-05990 | u-p01 | | U-DEWATERING | DEWATER WITH ONE 4" HOSE FROM JOBSITE TO EXISTING CATCH BASIN LOCATED ON THE EAST SIDE OF NORTH COUNTY ROAD ACROSS | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 9/15/2020 | 9/15/2020 | 11/14/2020 | final |
| U-20-05623 | u-p07 | | U-SEWER/DRAINAGE - CAP-OFF/CONNECTION | INSTALL NEW 6" SEWER LATERAL IN THE SAME OPEN ROAD TRENCH AS 535 N COUNTY (U-20-05464) ACROSS NORTH COUNTY INTO E | | 525 N COUNTY RD | 542582 | | S MACDONALD CONTRACTING LC | 7/8/2020 | 7/14/2020 | 7/1/2021 | Issued |
| B-20-84672 | b-r01 | 421381 | R-REVISION | ELECTRICAL: PROVIDE 600AMP UNDERGROUND ELECTRICAL SERVICE | | 525 N COUNTY RD | 534530 | | ELECTRICAL SPECIALTY SERVICES | 6/26/2020 | 6/29/2020 | 6/26/2020 | final |
| B-20-84631 | b-r03 | 422459 | FEE CHARGE | PER CH PERMIT NOT NEEDED. MAIN PERMIT WAS APPROVED NOW | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 6/24/2020 | 6/24/2020 | 6/24/2020 | final |

Count: 42

1/1/2023 2:43 PM

| Permit number | Permit type | Master permit ID | Permit type name | Permit description | Permit Suite | Permit Address | Customer No | Customer | Customer Last Name | Application c | Issue date | Expiration date | Approval state |
|---------------|-------------|------------------|---|---|--------------|-----------------|-------------|----------|------------------------------------|---------------|------------|-----------------|----------------|
| B-20-84383 | b-s11 | | S-SITE WORK/DRAINAGE | CLEARING OF VEGETATION, ROUGH, GRADING, INSTALLATION OF E RSION CONTROL, PREPARATION OF SITE FOR CONSTRUCTION. | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 6/5/2020 | | 12/2/2020 | canceled |
| A-20-00994 | a-a01 | 421381 | A-ARCOM STAFF APPROVAL | | | 525 N COUNTY RD | 600569 | | SMITH ARCHITECTURAL GROUP INC | 5/22/2020 | | 5/17/2021 | final |
| B-19-83936 | b-b01 | | B-RESIDENTIAL NEW CONSTRUCTION/ADDITION | CONSTRUCTION OF SINGLE FAMILY RESIDENCE WITH POOL AND RE LATED SITE WORK | | 525 N COUNTY RD | 502993 | | DAVIS GENERAL CONTRACTING CORP | 4/29/2020 | 6/24/2020 | 7/14/2023 | issued |
| Z-20-00245 | z-01 | | Z-DEVELOPMENT REVIEW PERMIT | Applicant is requesting the following variances to construct a new t wo-story house: Section 134-793(1)b: Request for a variance to allow a roof height o f 40 feet in lieu of the 35 feet allowed in the R-AA District. Section 1 34-2(a): Building height of (applicable to lots or portions of lots east of the State of Florida Coastal Construction Control Line (CCCL): Re quest for a variance to allow dormer windows in habitable space w hich is not permitted. Dormer windows are only allowed in attic spa | | 525 N COUNTY RD | 602091 | | KOCHMAN AND ZISKA | 2/25/2020 | | 2/19/2021 | pending |
| B-20-82863 | b-r03 | | FEE CHARGE | DEP LETTER | | 525 N COUNTY RD | 600569 | | SMITH ARCHITECTURAL GROUP INC | 1/14/2020 | 1/14/2020 | 1/14/2020 | final |
| B-19-77404 | b-r01 | 407017 | R-REVISION | REVISION ELECTRICAL: SUMBIT DRAWING (ORIGINAL DRAWINGS C AN NOT BE LOCATED @TOWN OF PALM BEACH BLDG DEPT) | | 525 N COUNTY RD | 531324 | | LIGHTNING ELECTRIC INC | 1/22/2019 | 1/22/2019 | 1/22/2019 | final |
| U-18-02382 | u-p02 | 406157 | U-USE OF/WORK IN ROW | USE OF/WORK IN ROW FOR EXPAND DRIVEWAY BY 7-8 FT. | | 525 N COUNTY RD | 600841 | | MAURO BROTHERS LLC | 11/19/2018 | 11/30/2018 | 9/11/2019 | final |
| B-18-76186 | b-e09 | | E-SITE WORK | SEE DISCHARGE LETTER ATTACHED- TAKING OVER -ELECTRIC FOR F RONT GATES. | | 525 N COUNTY RD | 531324 | | LIGHTNING ELECTRIC INC | 10/29/2018 | 11/6/2018 | 12/11/2019 | final |
| B-18-75664 | b-s08 | | S-HARDSCAPE/DRIVEWAY/LANDSCAPE | EXPAND DRIVEWAY BY 7-8 FT. | | 525 N COUNTY RD | 600841 | | MAURO BROTHERS LLC | 10/3/2018 | 12/4/2018 | 12/10/2019 | final |
| B-18-69969 | b-e09 | | E-SITE WORK | INSTALL ELECTRICAL FOR FRONT GATES | | 525 N COUNTY RD | 602716 | | TOWER ELECTRIC OF PALM BEA CH I | 2/8/2018 | 4/10/2018 | 3/17/2019 | canceled |
| B-17-67854 | b-p05 | | P-SITE WORK | SUPPLY AND INSTALL 2" BACKFLOW | | 525 N COUNTY RD | 504385 | | BUCKEYE PLUMBING INC | 10/13/2017 | 10/22/2017 | 4/22/2018 | final |
| Count: 42 | | | | | | | | | | | | | |

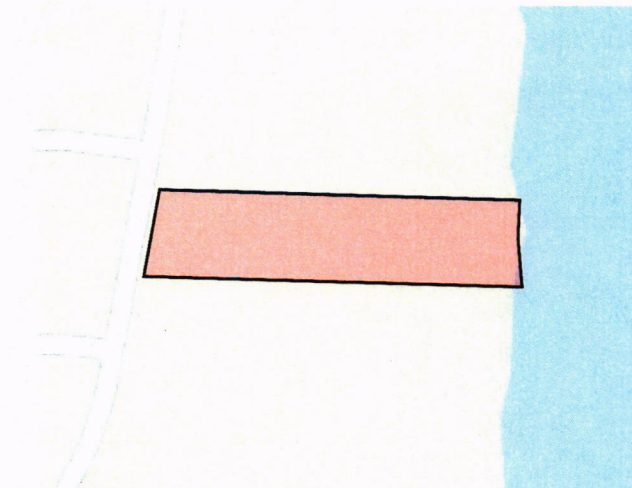
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Property Detail

| | | | |
|------------------------|--|-------------------|---|
| Parcel Control Number: | 50-43-43-14-30-000-0020 | Location Address: | 525 N COUNTY RD |
| Owners: | FLOWERS JAMES CHRISTOPHER | | |
| Mailing Address: | 525 N COUNTY RD,PALM BEACH FL 33480 3504 | | |
| Last Sale: | MAR-2022 | Book/Page#: | 33411 / 334 |
| Property Use Code: | 0000 - VACANT | Zoning: | R-AA - LARGE ESTATE RESIDENTIAL (50-PALM BEACH) |
| Legal Description: | NORTH COUNTY ROAD ESTATE PROPERTIES LT 2 | Total SF: | 0 |
| | | Acres | 2.2269 |

| 2022 Values (Current) | | 2022 Taxes | |
|---|--------------|---------------------------|-----------|
| Improvement Value | \$0 | Ad Valorem | \$630,090 |
| Land Value | \$46,888,515 | Non Ad Valorem | \$6,463 |
| Total Market Value | \$46,888,515 | Total Tax | \$636,553 |
| Assessed Value | \$36,143,063 | 2023 Qualified Exemptions | |
| Exemption Amount | \$0 | No Details Found | |
| Taxable Value | \$36,143,063 | Applicants | |
| All values are as of January 1st each year. | | No Details Found | |

| Building Footprint (Building 0) | Subarea and Square Footage (Building 0) | | |
|----------------------------------|--|------------|-------------|
| No Image Found | Description | Area | Sq. Footage |
| | Extra Features | | |
| | Description | Year Built | Unit |
| | No Extra Feature Available | | |

| Structural Details (Building 0) | MAP |
|----------------------------------|--|
| Description |  |