

D J A DAILEY JANSSEN ARCHITECTS, P.A.

ROGER PATTON JANSSEN, A.I.A.

Date: April 24th, 2023 (pre-application)
May 11th, 2023 (first submittal)
May 30th, 2023 (second submittal)
June 26th, 2023 (second submittal REV01)
July 11th, 2023 (final submittal)
September 5th, 2023 (deferral submittal REV01)
November 6th, 2023 (deferral submittal REV02 – *(client requested deferral)*)
December 4th, 2023 (deferral submittal REV03 – *(ARCOM deferral)*)
January 4th, 2024 (deferral submittal REV04)

LETTER OF INTENT RELATED TO PROPOSED NEW CONSTRUCTION AT
206 CARIBBEAN ROAD, PALM BEACH, FLORIDA, 33480

ARCOM: ARC-23-090

TOWN COUNCIL: ZON-23-068

We are pleased to re-submit the accompanying drawings for the deferral submittal review of our project at 206 Caribbean Road. The site is currently vacant and sodded. Our project is for the proposed construction of a 2-Story residence including pool, hardscape and landscape. We have paid special attention to the comments received by all parties at the Friday, December 15 meeting, as well as the neighbors, and have respectfully made the changes that were discussed.

A) LANDMARKS PRESERVATION COMMISSION 54-122 & 54-161

Not applicable

B) ARCOM 18-205

We are re-submitting a design that we consider tastefully designed, with harmonious and balanced elevations and to be built with the highest quality materials.

1. New 2-Story Bungalow Residence.
2. New swimming pool.
3. New hardscape and landscape.

The changes that we have made include the following:

- *North Façade: remove bay window and replace with balcony.*
- *East & West Façade: sliding doors have been reduced in scale.*
- *West Façade: pairs of French doors w/ side lights have been reduced to a single door w/ side lights.*
- *Overall eave height of single-story great room area has been reduced and footprint has been moved towards the east setback line.*
- *Great room has been reduced from 21' to 20'*
- *Window has been added in kitchen on west façade.*

B) ARCOM 18-206

Not applicable

C) SPECIAL EXCEPTION 134-229

No Applicable

D) SITE PLAN REVIEW 134-893

Per Section 134-893(c) Site Plan Review to allow development of a platted lot in the R-B zoning district with a lot width of 75' in lieu of the 100' required, and a lot area of 9,750 sq. ft. in lieu of the 10,000 sq. ft. required.

E) VARIANCES 134-201

Not Applicable

Respectfully Submitted,



Roger P. Janssen, AIA

Dailey Janssen Architects, P.A.