

DEVELOPMENT REVIEW FINAL SUBMITTAL - DEFERRED SUBMITTAL - 4/8/2024

ARC-24-040 ZON-24-046

PROJECTED HEARING DATES

ARCOM 4/28/2024 - TOWN COUNCIL 5/15/2024

DEMOLITION OF EXISTING PERGOLA
REPLACEMENT WITH LOGGIA

227 ANGLER AVENUE

PALM BEACH, FLORIDA



KIRCHHOFF & ASSOCIATES
ARCHITECTS

SCOPE OF WORK

1. DEMOLITION OF EXISTING METAL STRUCTURE PERGOLA ON EAST YARD, DUE TO EXCESSIVE LEAKING; BUT MAINTAINING THE FIREPLACE.
2. REPLACING THE METAL STRUCTURE PERGOLA, KEEPING THE SAME FOOTPRINT AND DESIGN CONCEPT; WITH A NEW STRUCTURE CONSISTING OF METAL COLUMNS AND A HAND-FRAMED ROOF WITH CONCRETE TILES

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CONSULTANTS

LANDSCAPE ARCHITECT
NIEVERA WILLIAMS
223 SUNSET AVE., SUITE 1505
PALM BEACH, FL 33480
(561) 659-2820 FAX (561) 659-2113

SURVEY ENGINEER
WALLACE SURVEYING CORPORATION
5553 VILLAGE BOULEVARD
WEST PALM BEACH, FLORIDA 33407
(561) 640-4551

REVISIONS PER 3/27 HEARING

1. THE COLUMNS' DIAMETER WAS REDUCED FROM 10" TO 8"
2. THE ROOF WAS REVISED TO MATCH THE EXISTING RAFTERS' SHAPE
3. ROOF MATERIAL REVISED TO BE STANDING METAL

RECEIVED

By yfigueroa at 1:50 pm, Apr 08, 2024



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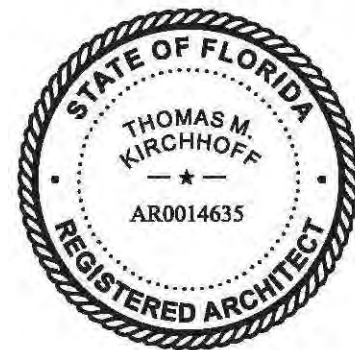
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PERGOLA
RENOVATION FOR:

THOMAS
RESIDENCE

227 ANGLER AVENUE
PALM BEACH, FLORIDA 33480

SEAL



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REVISIONS

- 1 JANUARY 29, 2024
- 2 FEBRUARY 12, 2024
- 3 APRIL 8, 2024

PROJECT NUMBER:
2302

ISSUED FOR: DATE:
PROGRESS SEPTEMBER 2023

DATE PLOTTED:

DRAWN BY: CHECKED BY:
CG TK

DRAWING NUMBER:

A0.1

SCALE:
AS NOTED

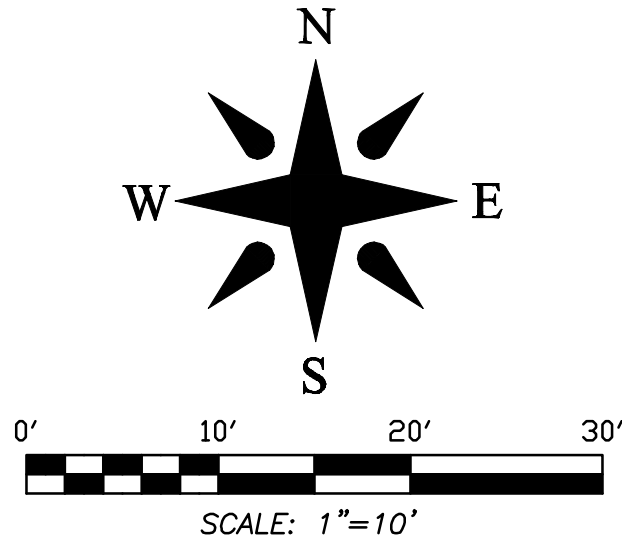
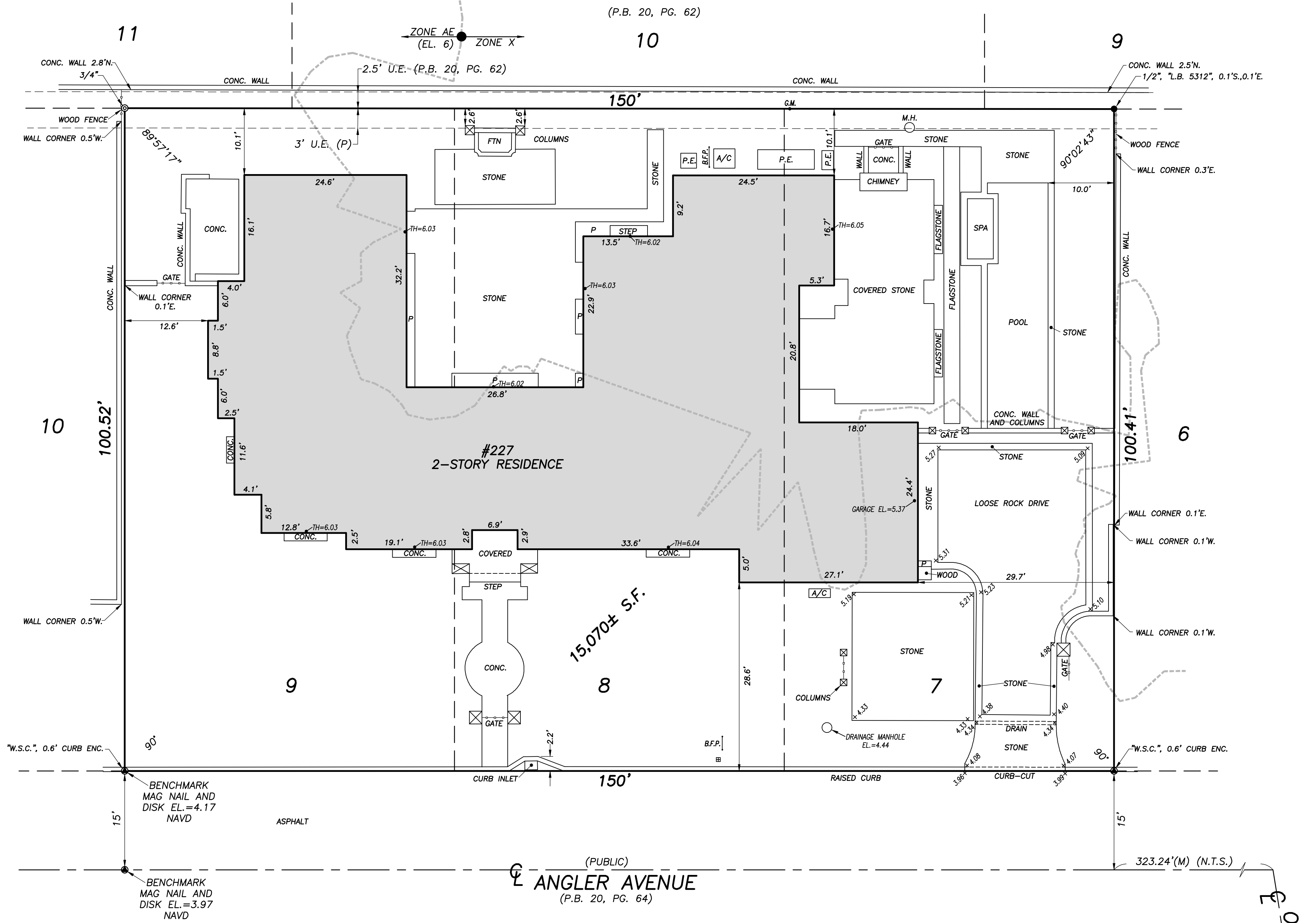
ARC - 24 - 040
ZON - 24 - 046

LEGEND

- A = ARC LENGTH
A/C = AIR CONDITIONING
A.E. = ACCESS EASEMENT
A.K.A. = ALSO KNOWN AS
B.F.P. = BACKFLOW PREVENTER
BLDG. = BUILDING
B.M. = BENCHMARK
B.O.C. = BACK OF CURB
B.O.W. = BACK OF WALK
(C) = CALCULATED
CATV = CABLE ANTENNA TELEVISION
C.B. = CHORD BEARING
C.B.S. = CONCRETE BLOCK STRUCTURE
C.C.C.L. = COASTAL CONSTRUCTION CONTROL LINE
CH = CHORD
C.L.F. = CHAIN LINK FENCE
CLR. = CLEAR
C.M.P. = CORRUGATED METAL PIPE
CONC. = CONCRETE
(D) = DESCRIPTION DATUM
D.B. = DEED BOOK
D.E. = DRAINAGE EASEMENT
D.H. = DRILL HOLE
DW. = DRIVEWAY
EL. = ELEVATION
ENC. = ENCROACHMENT
E.O.P. = EDGE OF PAVEMENT
E.O.W. = EDGE OF WATER
ESMT. = EASEMENT
F.F. = FINISH FLOOR
FND. = FOUND
FTN. = FOUNTAIN
G.M. = GAS METER
INV. = INVERT
I.T.W.C.D. = INDIAN TRAIL WATER CONTROL DISTRICT
L.A.E. = LIMITED ACCESS EASEMENT
L.B. = LICENSE BOARD
L.W.D.D. = LAKE WORTH DRAINAGE DISTRICT
(M) = FIELD MEASUREMENT
M.H. = MANHOLE
M.H.W.L. = MEAN HIGH WATER LINE
M.L.W.L. = MEAN LOW WATER LINE
N.A.V.D. = NORTH AMERICAN VERTICAL DATUM
N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
N.P.B.C.I.D. = NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT
N.T.S. = NOT TO SCALE
O.A. = OVERALL
O.D. = OUTSIDE DIAMETER
O/H. = OVERHEAD UTILITY LINE
O.R.B. = OFFICIAL RECORD BOOK
(P) = PLANTER
(P) = PLAT DATUM
P.B. = PLAT BOOK
P.B.C. = PALM BEACH COUNTY
P.C. = POINT OF CURVATURE
P.C.C. = POINT OF COMPOUND CURVATURE
P.E. = POOL EQUIPMENT
PG. = PAGE
P.I. = POINT OF INTERSECTION
P/O. = PART OF
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
P.R.C. = POINT OF REVERSE CURVATURE
P.R.M. = PERMANENT REFERENCE MONUMENT
PROP. = PROPOSED
P.T. = POINT OF TANGENCY
P.V.M.T. = PAVEMENT
(R) = RADIAL
R. = RADIUS
R.GE. = RANGE
R.P.B. = ROAD PLAT BOOK
R/W. = RIGHT OF WAY
(S) = SURVEY DATUM
S.B. = SETBACK
SEC. = SECTION
SD. = SUBDIVISION
S.F. = SQUARE FEET
S.F.W.M.D. = SOUTH FLORIDA WATER MANAGEMENT DISTRICT
S.I.R.W.C.D. = SOUTH INDIAN RIVER WATER CONTROL DISTRICT
S.R. = STATE ROAD
STA. = STATION
STY. = STORY
TH. = THRESHOLD ELEVATION
T.O.B. = TOP OF BANK
T.O.C. = TOP OF CURB
TWP. = TOWNSHIP
TYP. = TYPICAL
U/C. = UNDER CONSTRUCTION
U.E. = UTILITY EASEMENT
U.R. = UNRECORDED
W.C. = WITNESS CORNER
W.M.E. = WATER MANAGEMENT EASEMENT
W.M.M.E. = WATER MANAGEMENT MAINTENANCE EASEMENT
W.M.T. = WATER MANAGEMENT TRACT
B. = BASELINE
C. = CENTERLINE
C.A. = CENTRAL ANGLE/DELTA
C.M.F. = CONCRETE MONUMENT FOUND (AS NOTED)
C.M.S. = CONCRETE MONUMENT SET (LB #4569)
R. = ROD & CAP FOUND (AS NOTED)
R.C. = 5/8" ROD & CAP SET (LB #4569)
R.P. = IRON PIPE FOUND (AS NOTED)
R.R. = IRON ROD FOUND (AS NOTED)
N. = NAIL FOUND
N.D. = NAIL & DISK FOUND (AS NOTED)
M.N.D. = MAG NAIL & DISK SET (LB #4569)
P.L. = PROPERTY LINE
U.P. = UTILITY POLE
F.H. = FIRE HYDRANT
W.M. = WATER METER
W.V. = WATER VALVE
L.P. = LIGHT POLE
P.T. = PINE TREE
S.P. = SABAL PALM

PLAT OF NORTH SHORE
ADDITION TO PALM BEACH

(P.B. 20, PG. 62)



VICINITY SKETCH N.T.S.

BOUNDARY SURVEY FOR:
BYRON F. THOMAS, JR. AND MARY H. THOMAS

This survey is made specifically and only for the following parties for the purpose of a design on the surveyed property.

Byron F. Thomas, Jr. and Mary H. Thomas

The undersigned surveyor assumes no responsibility or liability for any other purpose or to any other party other than stated above.

PROPERTY ADDRESS:

227 Angler Avenue
Palm Beach, FL 33480

LEGAL DESCRIPTION:

Lots 7, 8 and 9, PLAT 2 CAYUGA ESTATES, according to the Plat thereof, on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, recorded in Plat Book 15, Page 10.

FLOOD ZONES:

This property is located in Flood Zones AE (EL 6) & X, according to F.I.R.M. (Flood Insurance Rate Map) No. 12099C 0393F, dated 10/05/2017.

NOTES:

- No title policy or commitment affecting title or boundary to the subject property has been provided. It is possible there are deeds and easements, recorded or unrecorded, which could affect this survey and boundaries. This office has made no search of the Public Records.
- Elevations shown hereon, if any, are in feet and decimal parts thereof and are based on NAVD-88. The expected accuracy of the elevations shown hereon is 0.03' for the hard surface elevations (shown thus x 0.00) and 0.1' (shown thus x 0.0) for the soft surface elevations. Elevations shown hereon are U.S. survey feet unless otherwise noted.
- Description furnished by client or client's agent.
- Unless presented in digital form with electronic seal and electronic signature this survey must bear the signature and the original raised seal of a Florida licensed surveyor or mapper this drawing, sketch, plat or map is for informational purposes only and is not valid.
- This survey cannot be transferred or assigned without the specific written permission of Wallace Surveying Corporation. Certificate of Authorization Number LB4569.
- Except as shown, underground and overhead improvements are not located. Underground foundations not located.
- The survey sketch shown hereon does not necessarily contain all of the information obtained or developed by the undersigned surveyor in his field work, office work or research.
- No responsibility is assumed by this surveyor for the construction of improvements, from building ties shown on this survey.
- Revisions shown hereon do not represent a "survey update" unless otherwise noted.
- All dates shown within the revisions block hereon are for interoffice filing use only and in no way affect the date of the field survey stated herein.
- In some instances, graphic representations have been exaggerated to more clearly illustrate the relationships between physical improvements and/or lot lines. In all cases, dimensions shown shall control the location of the improvements over scaled positions.
- It is a violation of Rule 5J-17 of the Florida Administrative Code to alter this survey without the express prior written consent of the Surveyor. Additions and/or deletions made to the face of this survey will make this survey invalid.
- The ownership of fences, perimeter walls and/or hedges shown hereon are not known and thus are not listed as encroachments. Fences, hedges and/or perimeter walls are shown in their relative position to the boundary.
- The expected horizontal accuracy of the information shown hereon is +/- 0.10'.

CERTIFICATION:

I HEREBY ATTEST that the survey shown hereon conforms to the Standards of Practice set forth by the Florida Board of Professional Surveyors and Mappers adopted in Rule 5J-17, Florida Administrative Code pursuant to Section 472.027, Florida Statutes, effective September 1, 1981.

DATE OF LAST FIELD SURVEY: 1/15/2024

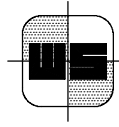
Craig L. Wallace
Professional Surveyor and Mapper
Florida Certificate No. 3357

REVISIONS:

- 01/15/23 SURVEY AND TIE-IN UPDATE B.M./M.B. 00-1234.9 PB358/12
12/09/21 SURVEY AND TIE-IN UPDATE WITH SPOT ELEVATIONS B.M./M.B. 00-1234.6 PB326/3
06/23/21 SURVEY AND TIE-IN UPDATE B.M./M.B. 00-1234.6 PB314/29
11/07/20 POOL FORM TIE-IN J.P./M.B. 00-1234.4 PB303/12
07/01/20 ADD FLOOD ZONE LINES M.B. 00-1234.3
01/18/20 UPDATE DRAWING & ADD COVER SHEET B.M.&J.P./GS 00-1234.2
06/7/05 CORRECT WALL TIES B.M./J.P. 00-1234
05/03/05 U.D. AND FINAL S.S./M.B. 00-1234T PB60/2
02/15/05 WALL FORMBORD T.I. G.C./K.S. 00-1234S PB65/57
10/25/04 POOL F.B. T.S./K.S. 00-1234R PB65/29
05/13/04 TIE-BEAM ELS B.M./J.P. 00-1234O WP78/44
04/20/04 TIE-BEAM ELS B.M./M.B. 00-1234N PB62/26
03/06/04 U/C B.M./M.B. 00-1234M PB57/51
02/23/04 F.B. B.M./M.B. 00-1234K PB60/74
04/20/03 ADD ROAD CROWN ELEV'S OBTAINED ON 2/27/01 M.T./R.C., 00-1234T", PB39/33
04/22/03 SVY U.D. B.M./M.B. 00-1234G PB55/9
12/07/00 REMOVE IMPROVEMENTS M.B. 00-1234A

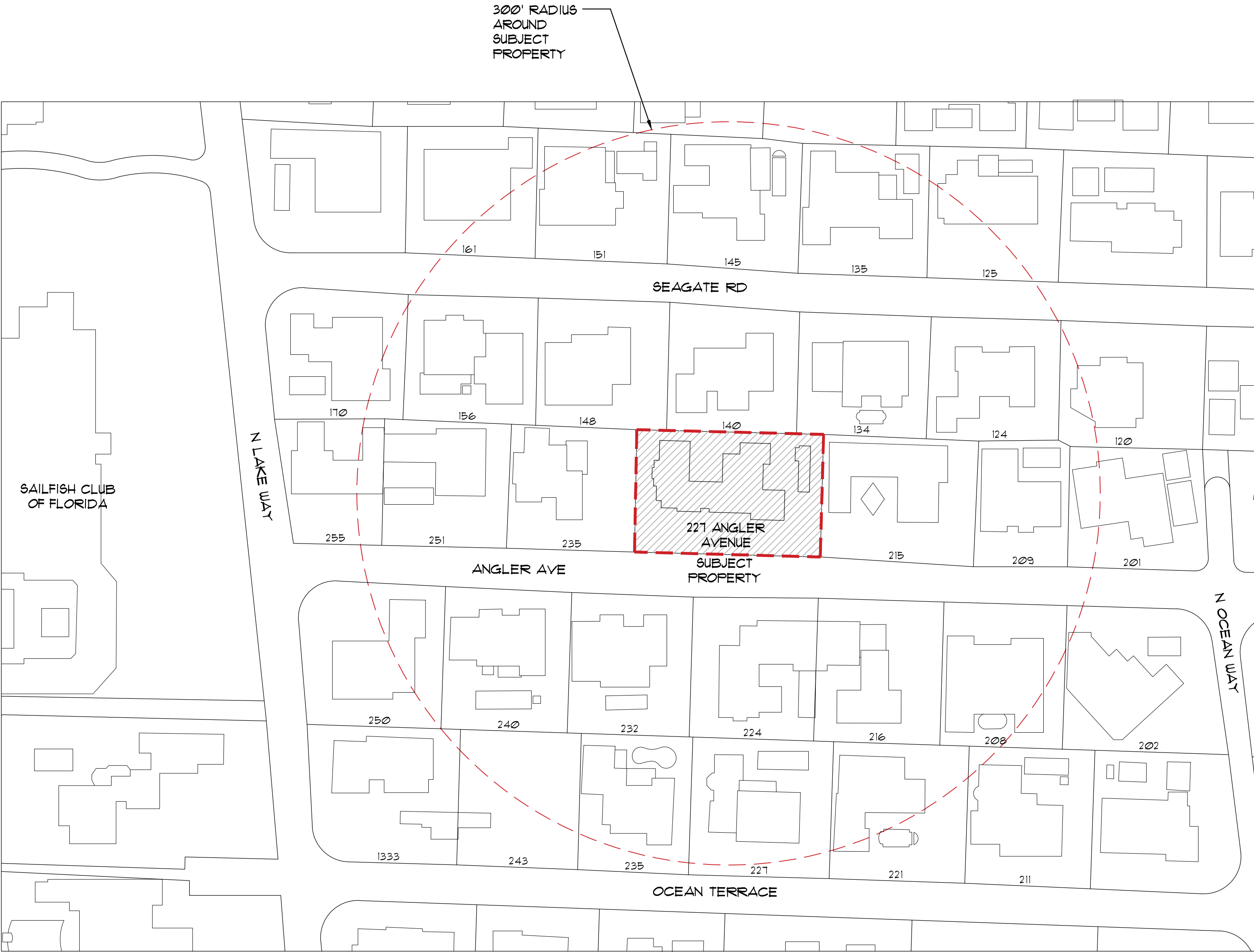
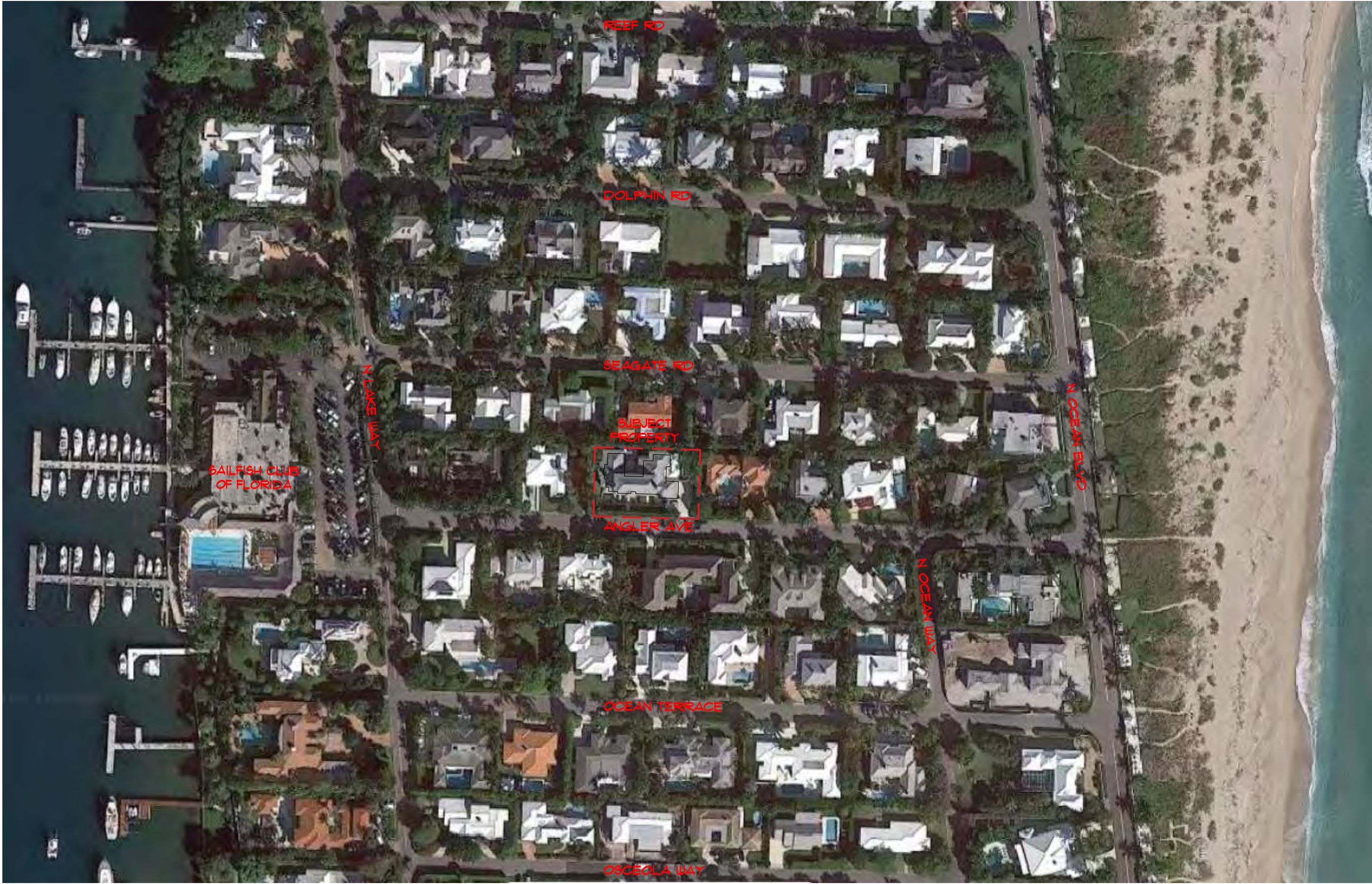
BOUNDARY SURVEY FOR:

BYRON F. THOMAS, JR. AND
MARY H. THOMAS



WALLACE SURVEYING
CORP., LICENSED BUSINESS # 4569
5555 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 * (561) 640-6551

FIELD	J.P.	JOB NO.	00-1232.2	F.B.	PB291 PG. 3
OFFICE	G.S.	DATE	1/18/20	DWG. NO.	00-1234-3
C.K.D.	C.W.	REF.	00-1234-3-DWG	SHEET	1 OF 1



1 VICINITY LOCATION MAP

2 LOCATION PLAN

ARC - 24 - 040
ZON - 24 - 046



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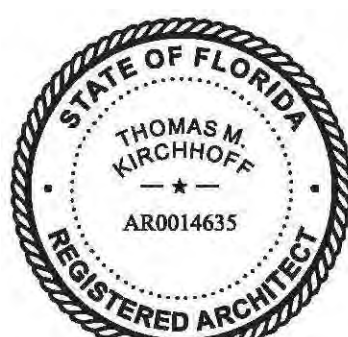
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PERGOLA
RENOVATION FOR:

THOMAS
RESIDENCE

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SEAL



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PROJECT NUMBER:
2302

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PROGRESS

DATE PLOTTED:

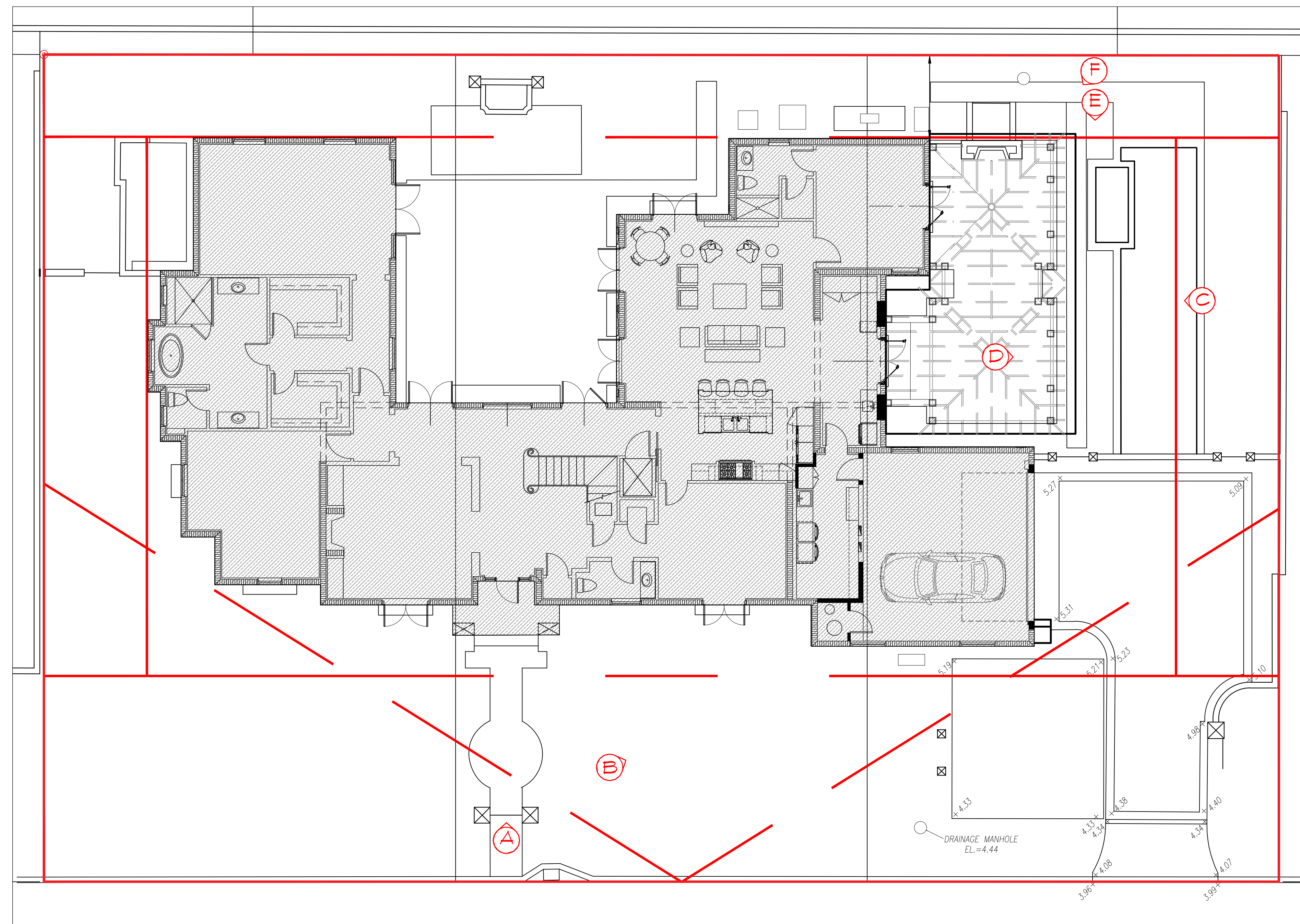
DATE: SEPTEMBER 2023

DRAWN BY: CG	CHECKED BY: TK
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A0.2

SCALE:
AS NOTED



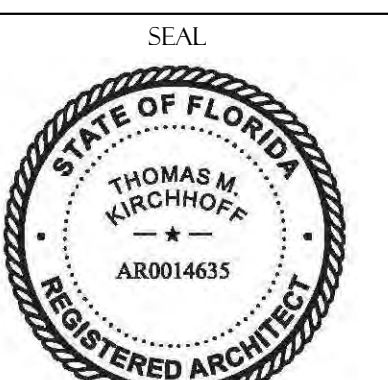
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PROGRESS	SEPTEMBER, 2023
DATE PLOTTED:	

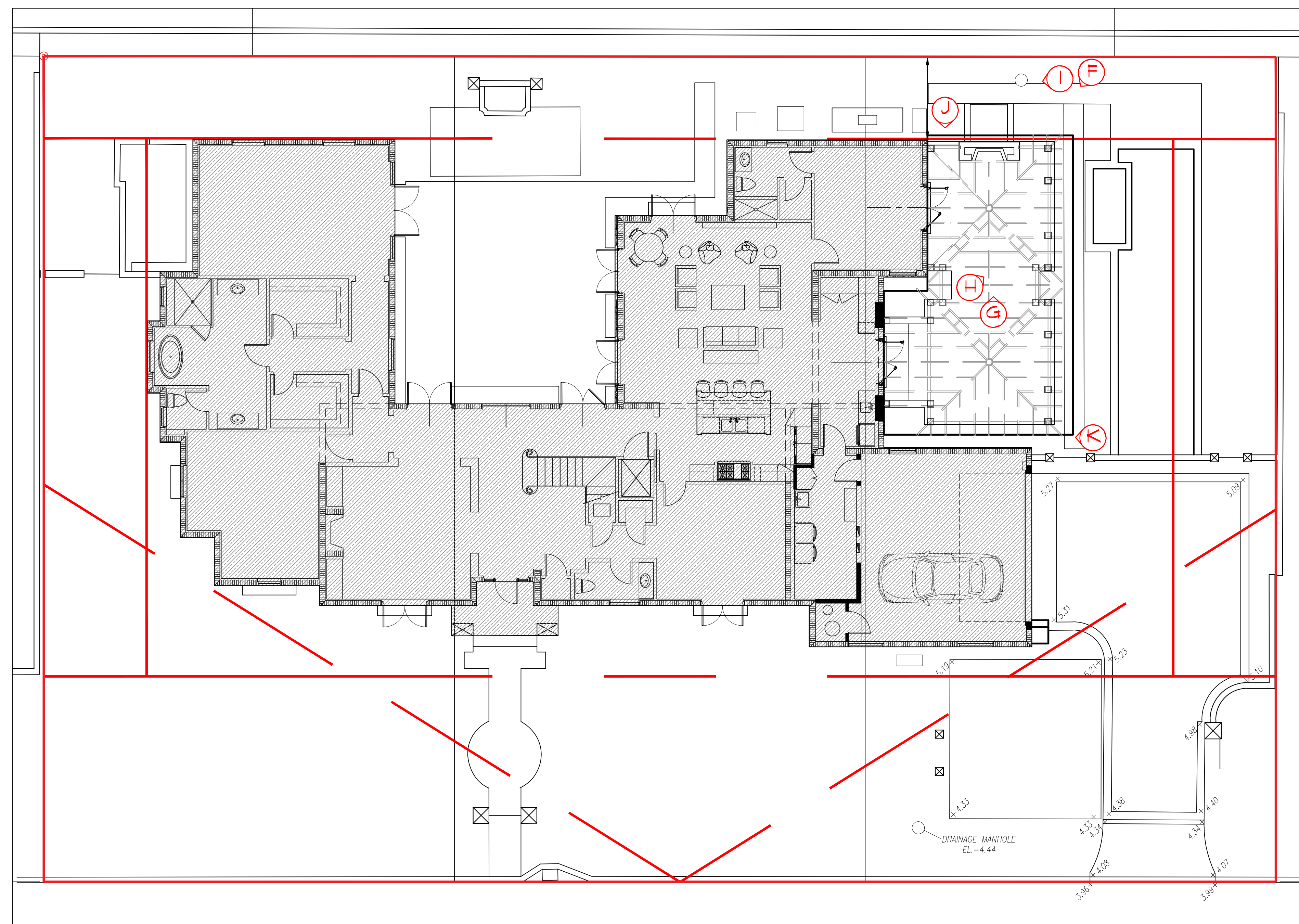
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CG	TK
DRAWING NUMBER:	

A0.3

SCALE:
AS NOTED

ARC - 24 - 040
ZON - 24 - 046



1 KEY SITE PLAN
1/16" : 1'-0" 1ST FL.



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PALM BEACH, FLORIDA 33480

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REVISIONS

PROJECT NUMBER: 2302	
ISSUED FOR: PROGRESS	DATE: SEPTEMBER, 2023
DATE PLOTTED:	
DRAWN BY: CG	CHECKED BY: TK
DRAWING NUMBER:	

A0.4

SCALE:
AS NOTED

5



Ⓐ 255 ANGLER AVENUE



Ⓑ 251 ANGLER AVENUE



Ⓒ 235 ANGLER AVENUE



Ⓓ 227 ANGLER AVENUE



Ⓔ 227 ANGLER AVENUE



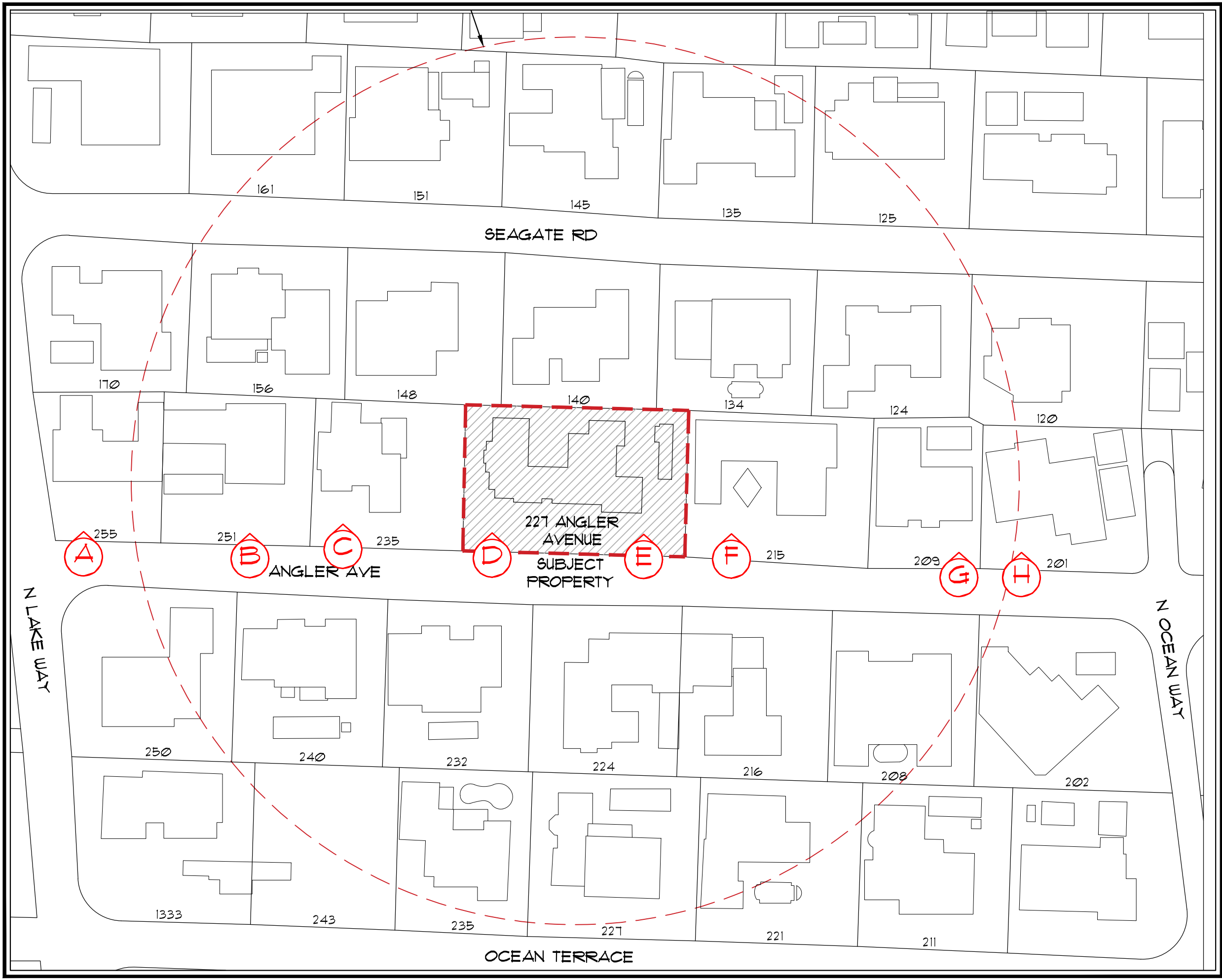
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Ⓖ 209 ANGLER AVENUE



Ⓗ 201 ANGLER AVENUE



1 NEIGHBORHOOD KEY PLAN



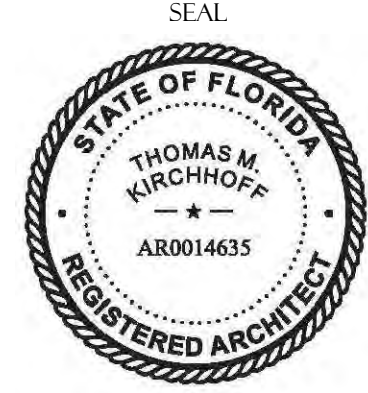
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PROJECT NUMBER:
2302

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DATE PLOTTED:

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CG

CHECKED BY:
TK

DRAWING NUMBER:

A0.5

SCALE:
AS NOTED



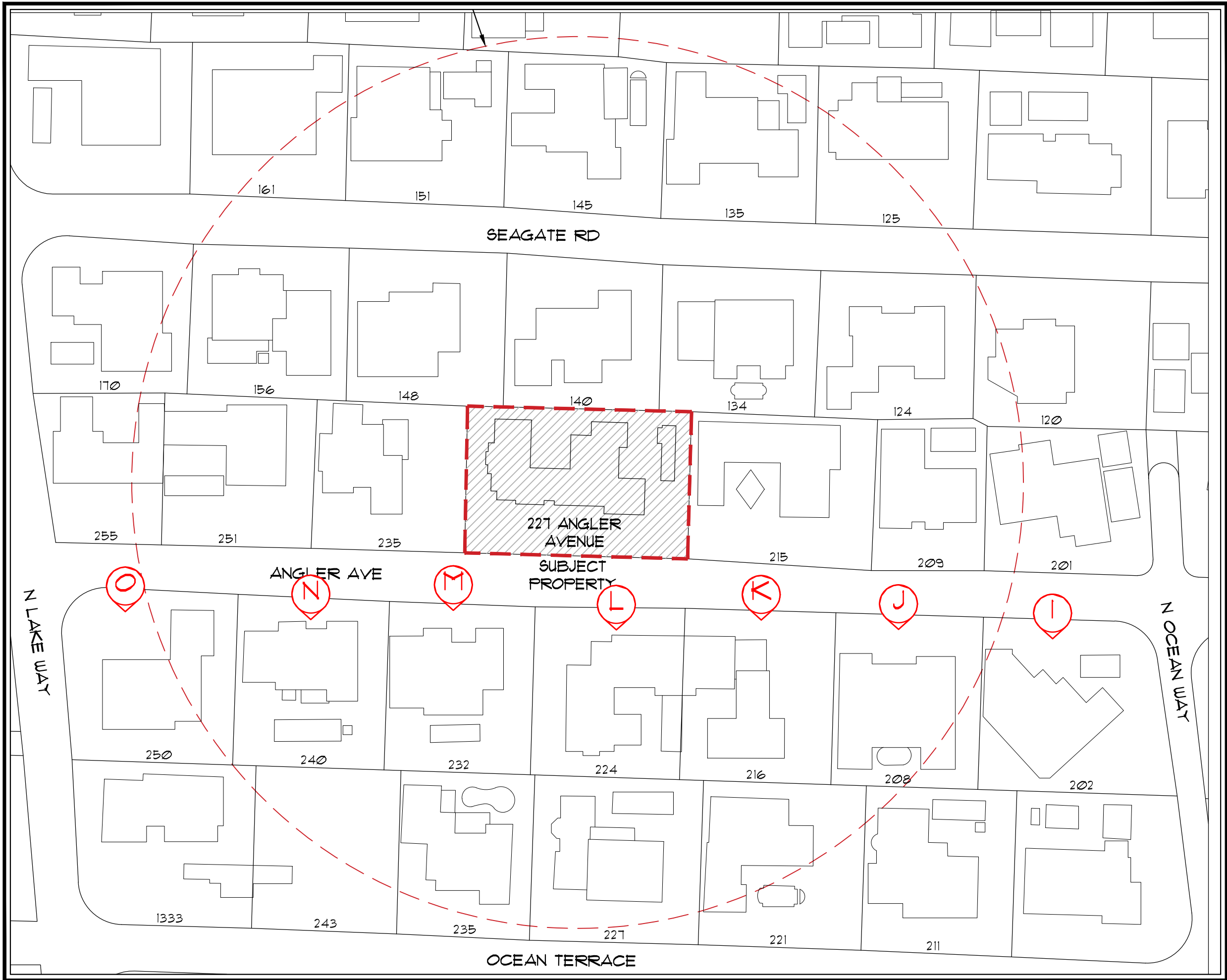
① 202 ANGLER AVENUE



② 208 ANGLER AVENUE



③ 216 ANGLER AVENUE



④ NEIGHBORHOOD KEY PLAN



⑤ 224 ANGLER AVENUE



⑥ 232 ANGLER AVENUE



⑦ 240 ANGLER AVENUE



⑧ 250 ANGLER AVENUE



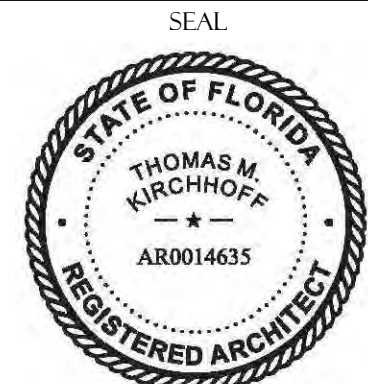
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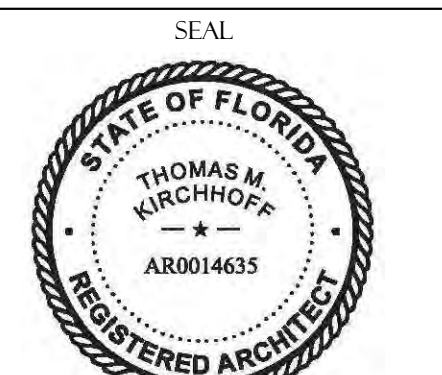
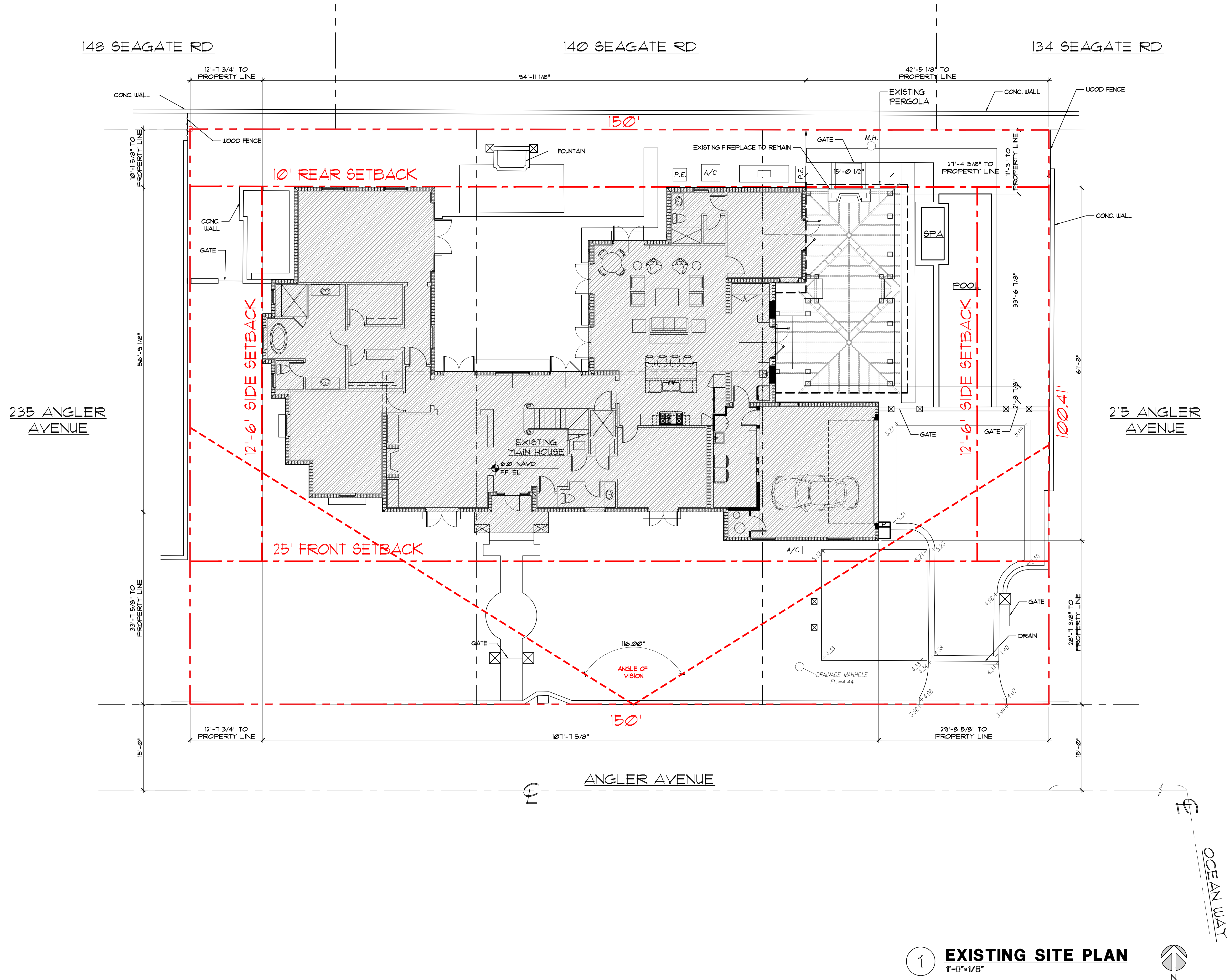
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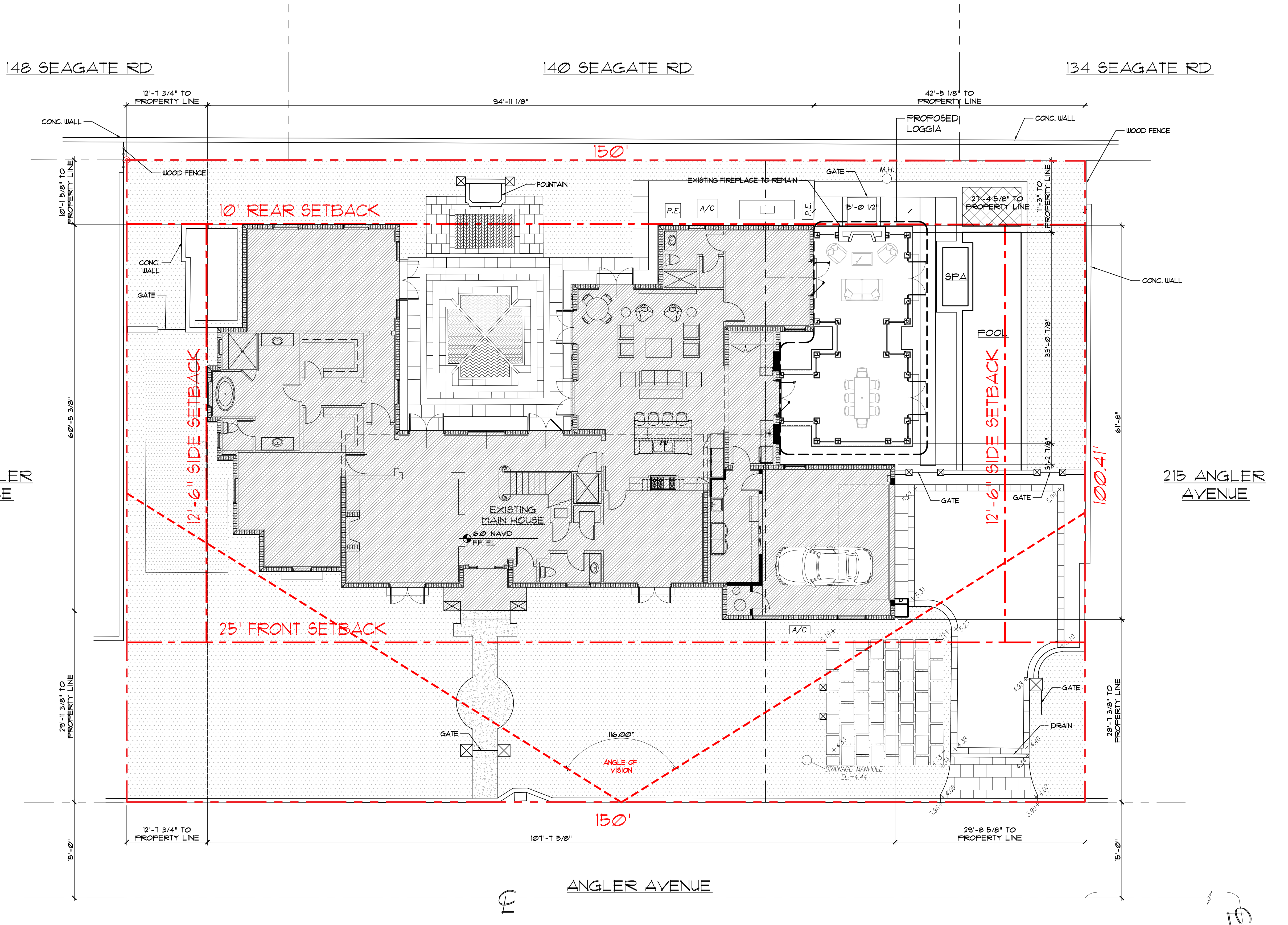
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SCALE:
AS NOTED

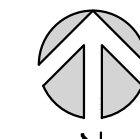
ARC - 24 - 040
ZON - 24 - 046



REVISIONS



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



ARC - 24 - 040
ZON - 24 - 046

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SEPTEMBER 2023

DRAWN BY:
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TK

DRAWING NUMBER:

A1.1

SCALE
AS NOTED