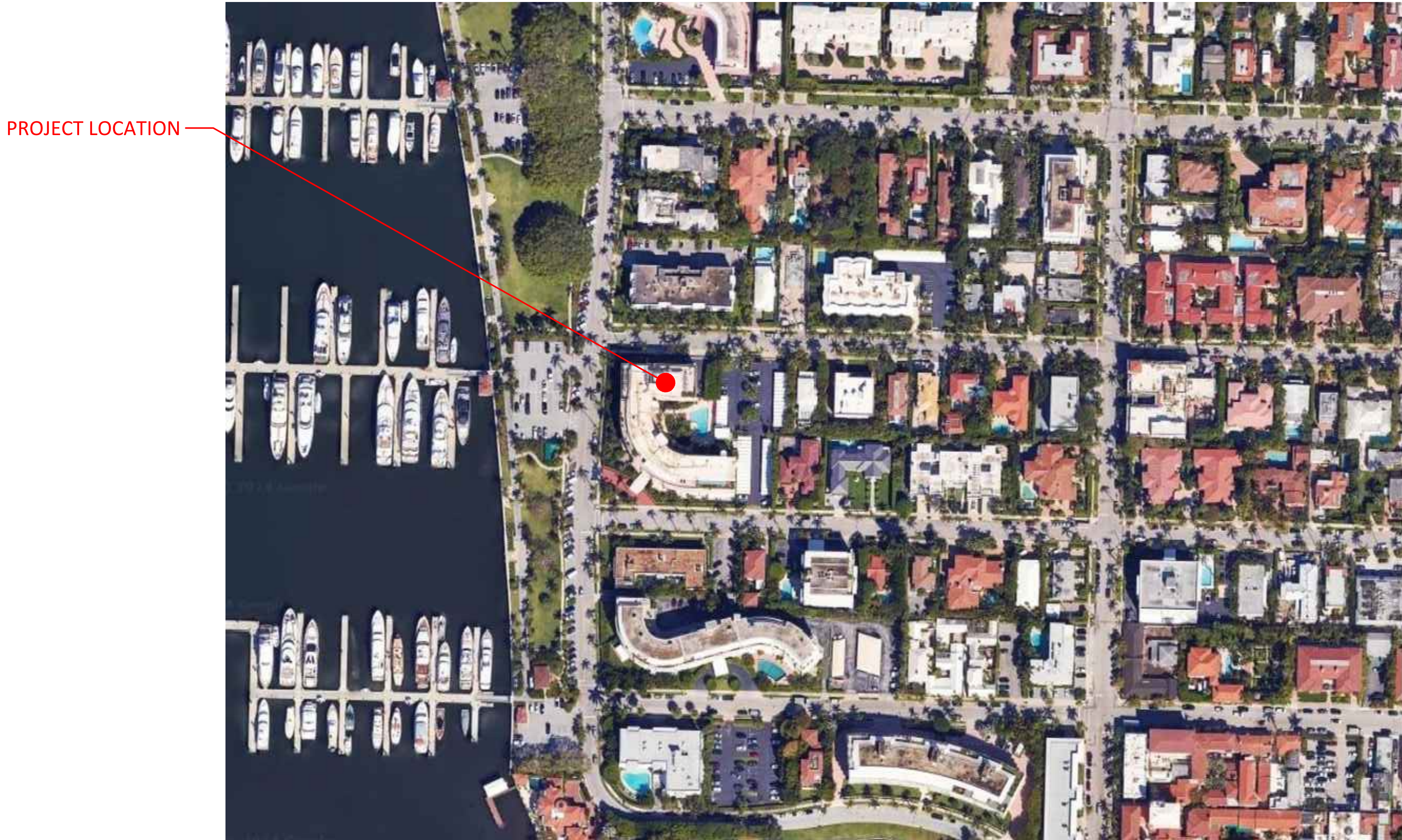


Renovation for the Kepner Family

369 S LAKE DRIVE PH-A

369 S Lake Drive PH-A, Palm Beach, FL 33480



SHEET INDEX

- CVR - COVER
- SUR0.0 - SURVEY
- SUR1.0 - VICINITY LOCATION MAP
- SUR1.1 - EXISTING BUILDING PHOTOS
- SUR1.2 - ADJACENT BUILDING PHOTOS
- SUR1.3 - ZONING LEGEND
- SP1.0 - EXISTING SITE PLAN
- SP1.1 - PROPOSED SITE PLAN
- A1.0 - EXISTING FLOOR PLAN
- A1.1 - PROPOSED FLOOR PLAN
- A2.0 - EXISTING PARTIAL EAST ELEVATION
- A2.1 - PROPOSED PARTIAL EAST ELEVATION
- A2.2 - EXISTING PARTIAL NORTH ELEVATION
- A2.3 - PROPOSED PARTIAL NORTH ELEVATION
- A2.4 - EXISTING PARTIAL WEST ELEVATION
- A2.5 - PROPOSED PARTIAL WEST ELEVATION

SCOPE OF WORK

- ADDITION OF SEATING AREA/ OFFICE AND BEDROOM 3
- RENOVATION OF PRIMARY BATH AND WALK-IN CLOSET
- NEW RELOCATED PERGOLA IN TERRACE AREA
- NEW EXTENSION OF ROOF

KYLE S FANT ARCHITECT # AR09255
INTERIOR DESIGNER # ID6422
AIA # 30425933 NCARB # 87529

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SHEET NAME

COVER

SHEET NUMBER

CVR

SECOND SUBMITTAL SET

12.16.2024

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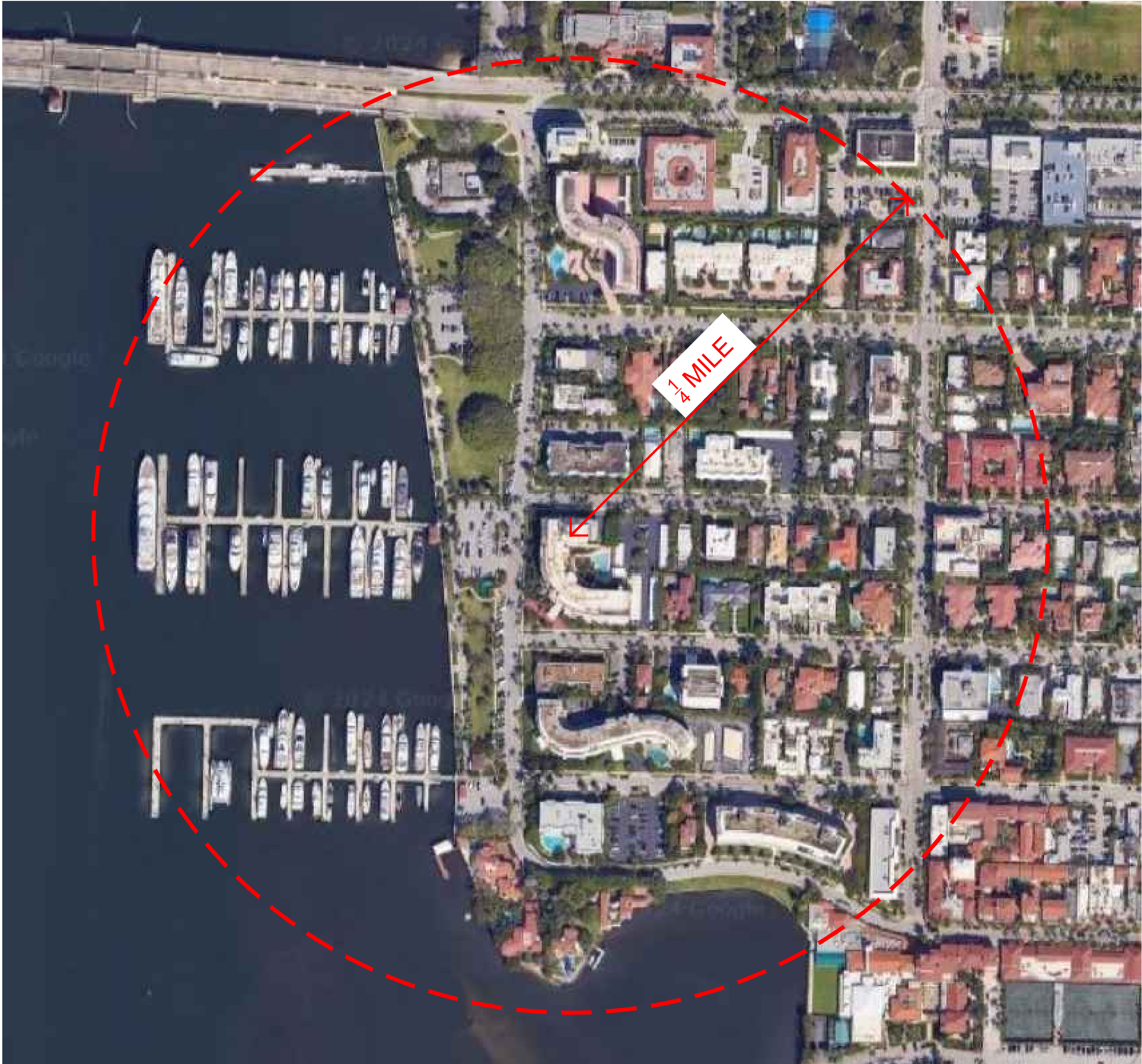
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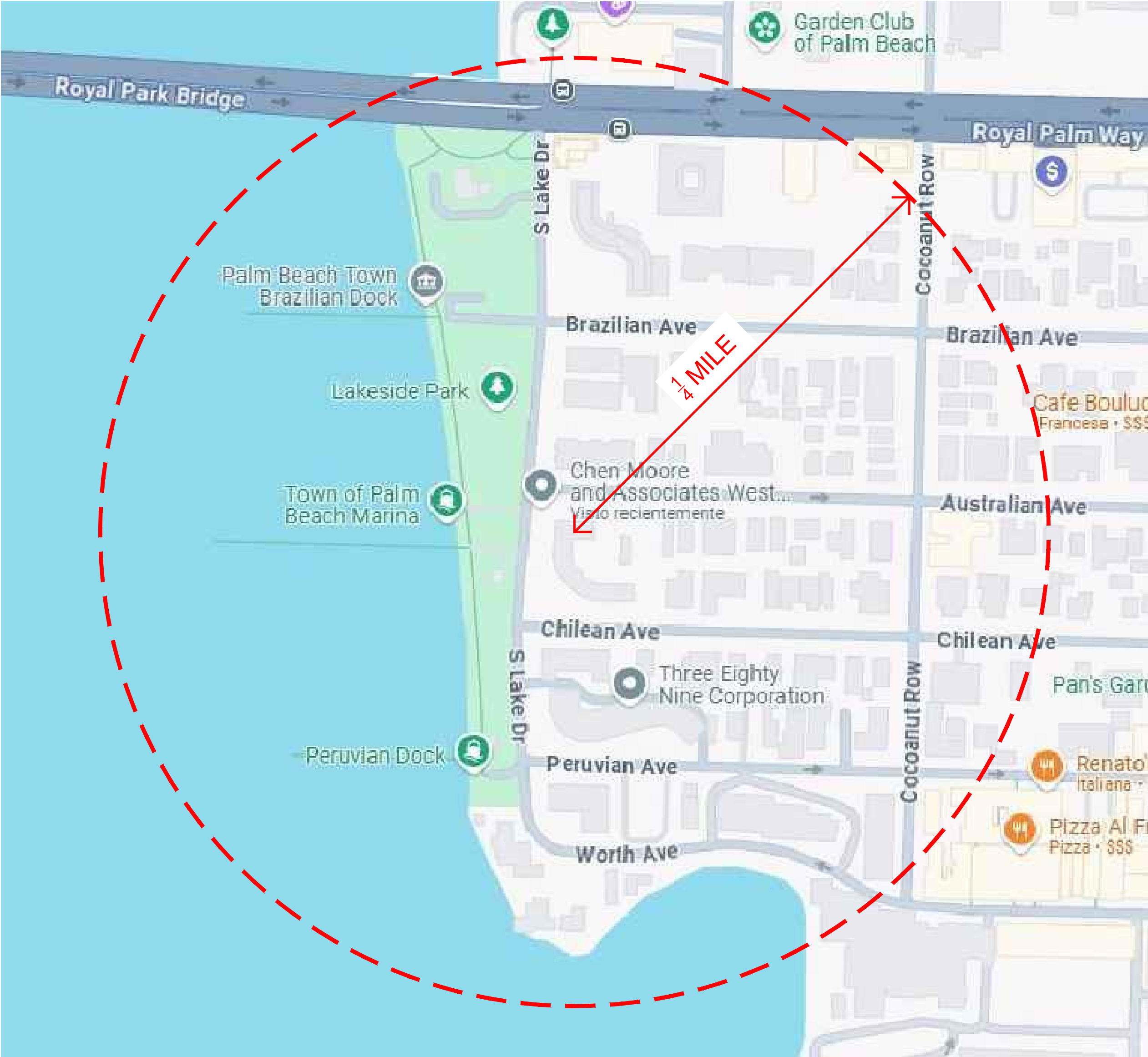
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ARCHITECT #AR9255
INTERIOR DESIGNER #ID6422

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ZON-24-0076



1 VICINITY LOCATION MAP



2 LOCATION MAP



1



2



3



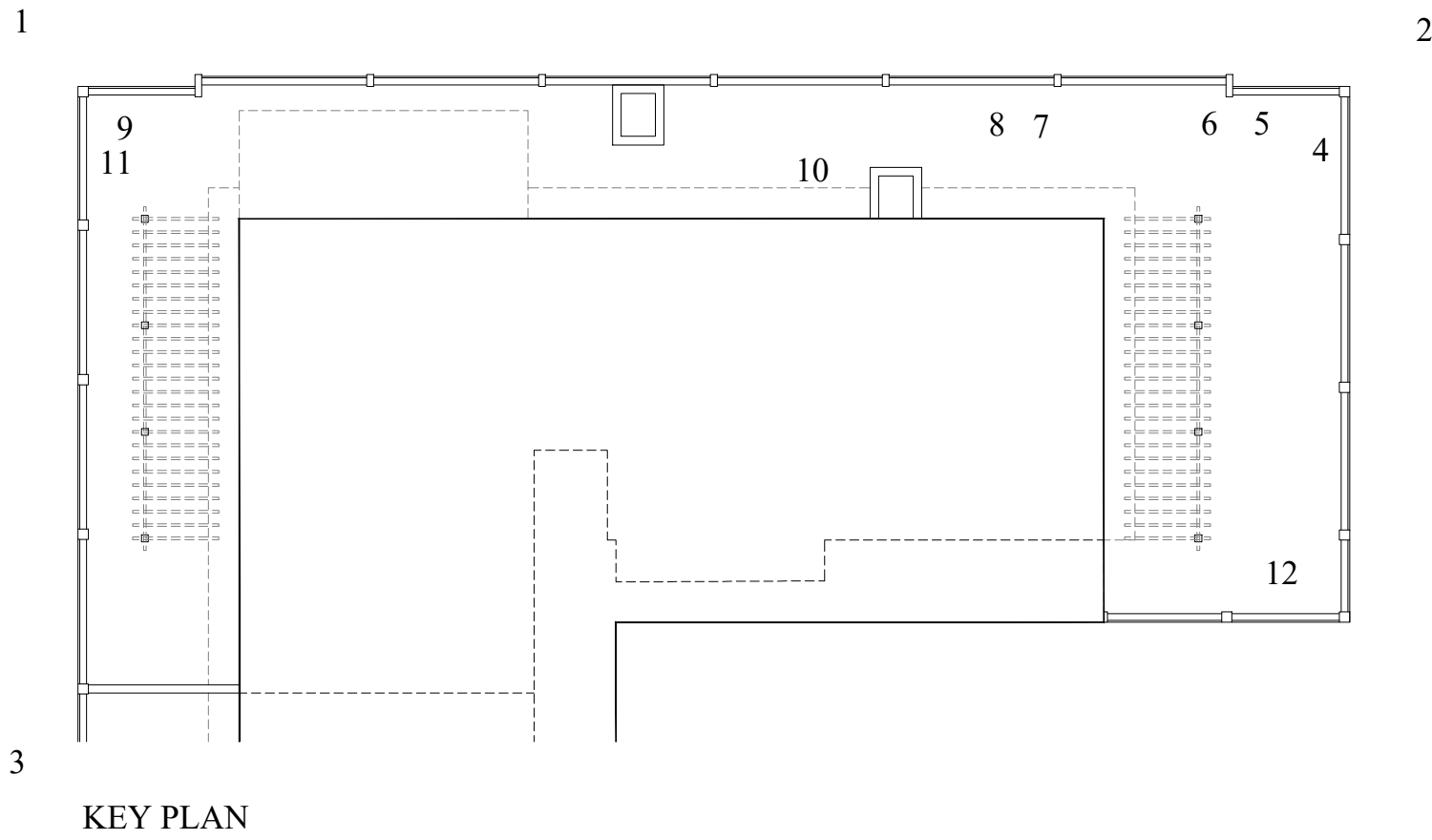
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5



6



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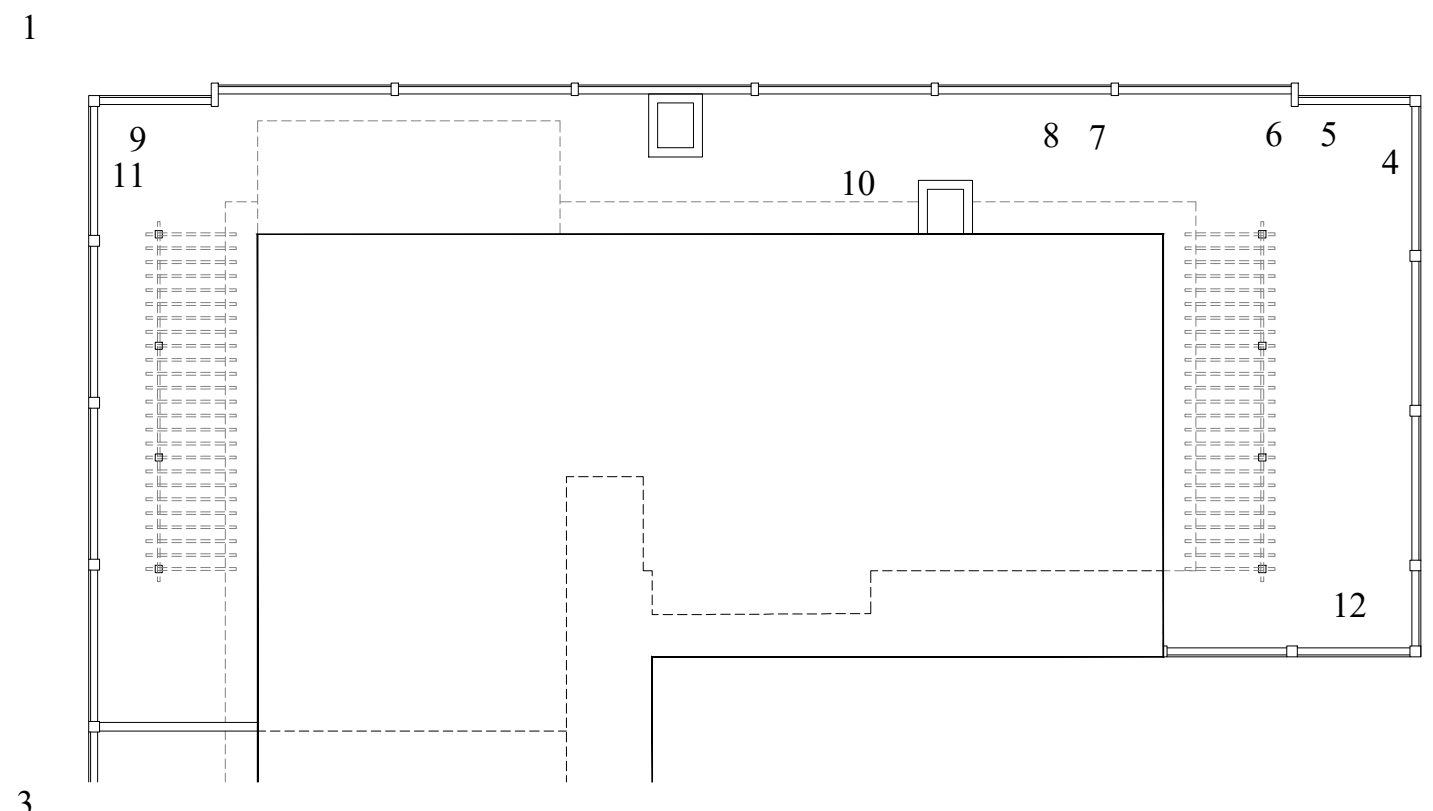
Project Address:
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SHEET NAME

EXISTING BUILDING
PHOTOS

SHEET NUMBER

SUR1.1



7



8



9



10



11



12

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SHEET NAME

ADJACENT BUILDING
PHOTOS

SHEET NUMBER

SUR1.3

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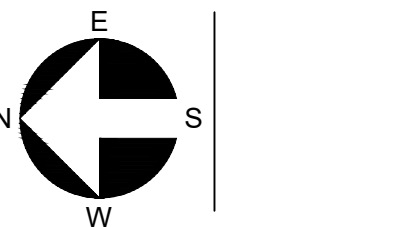
Project Address:
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Palm Beach, FL 33480

SHEET NAME

ZONING LEGEND

SHEET NUMBER

SUR1.4



ARC-24-0134
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SCALE: 3/32" = 1"



SCALE: 3/32" = 1

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

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

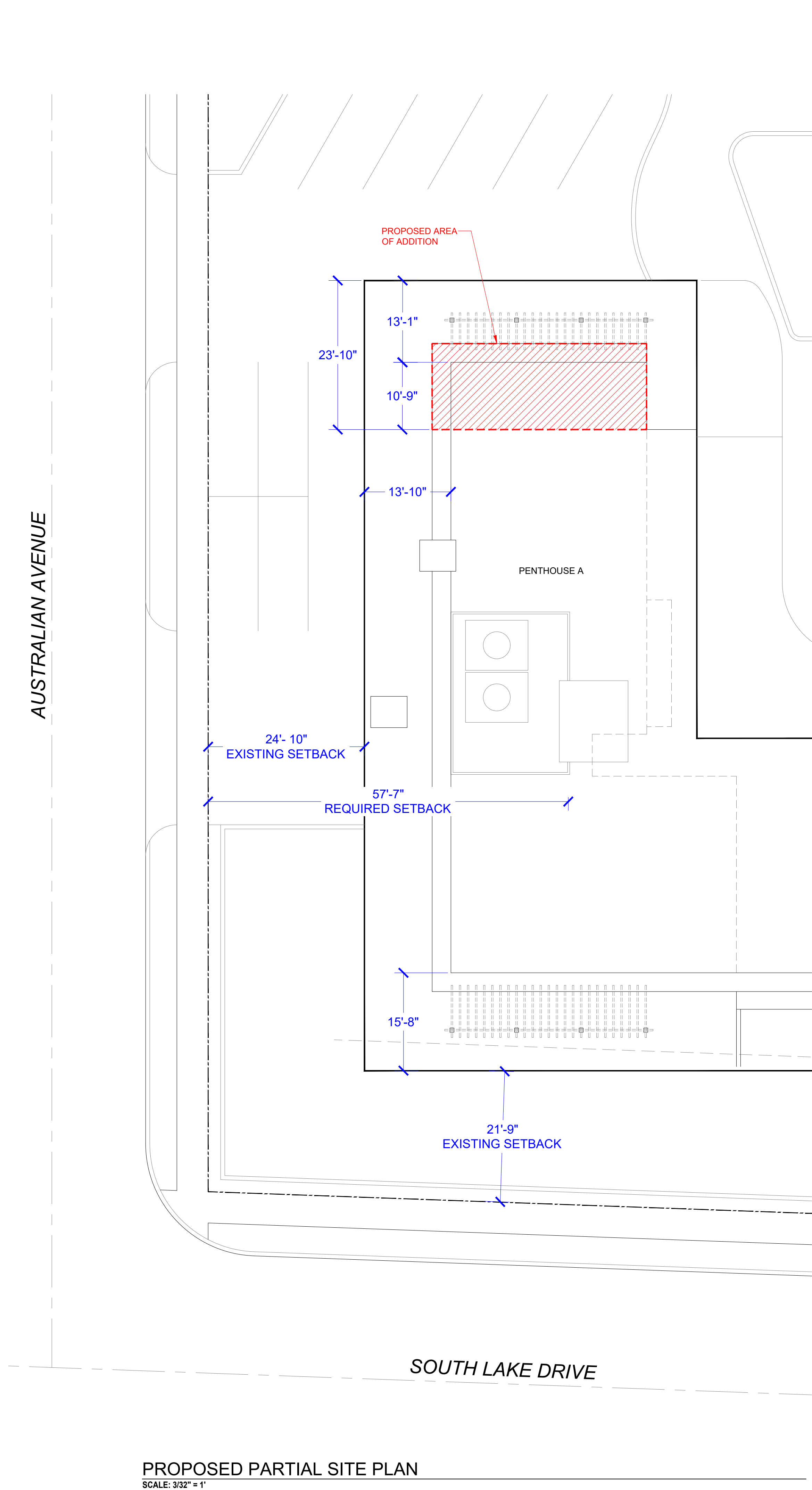
** Difference of Fin. Floor Elev. (FFE) and highest Crown of Rd (COR) divided by two. $(FFE - COR) / 2 = \text{Max. Fill}$ ([Sec. 134-1600](#))

*** Provide Native plant species info per category as required by [Ord. 003-2023](#) on separate TPQB Landscape Legend

Enter N/A if value is not applicable.
Enter N/C if value is not changing.

REV BF 20230626

REV BF 20230626



PROPOSED PARTIAL SITE PLAN
SCALE: 3/32" = 1'



PROPOSED PARTIAL NORTH ELEVATION
SCALE: 1/8" = 1'



PROPOSED PARTIAL EAST ELEVATION
SCALE: 1/8" = 1'

VARIANCE LEGEND:

- SECTION 134-226 AND 134-227. SPECIAL EXCEPTION AND SITE PLAN APPROVAL TO PERMIT ADDITION OF 335 SF ADDITION TO THE EXISTING SIXTH FLOOR.
- SECTION 134-1060(8)D. VARIANCE #1 FOR TO EXCEED THE MAXIMUM BUILDING HEIGHT OF 35' TO PERMIT THE CONSTRUCTION OF A ADDITION AT 57'-6" CURRENTLY EXISTING.
- SECTION 134.1060(8)D. VARIANCE #2 TO ALLOW THE ADDITION TO THE EXISTING SIXTH FLOOR IN LIEU OF THE THREE-STORY MAXIMUM CURRENTLY PERMITTED.
- SECTION 134.1060(7)D. VARIANCE #3 TO REDUCE THE NONCONFORMING FRONT (WEST) SETBACK OF 28'-10" IN LIEU OF THE REQUIRED 57'-5" FOR THE CONSTRUCTION OF A 335 SF ADDITION TO AN EXISTING

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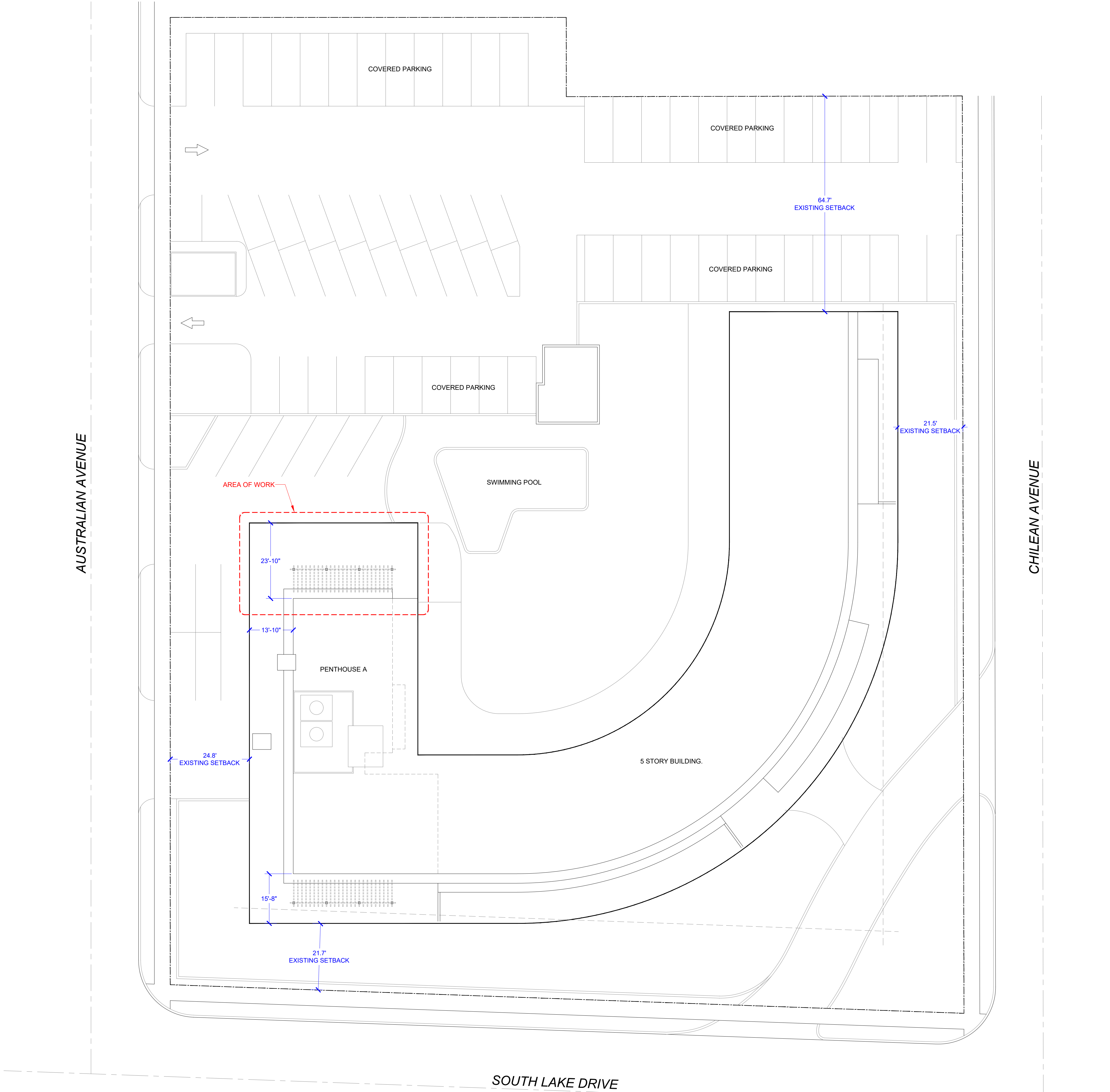
SHEET NAME

PROPOSED SITE PLAN

SHEET NUMBER

SUR1.5

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EXISTING SITE PLAN
SCALE: 1/16" = 1'

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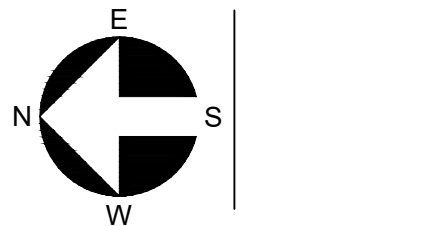
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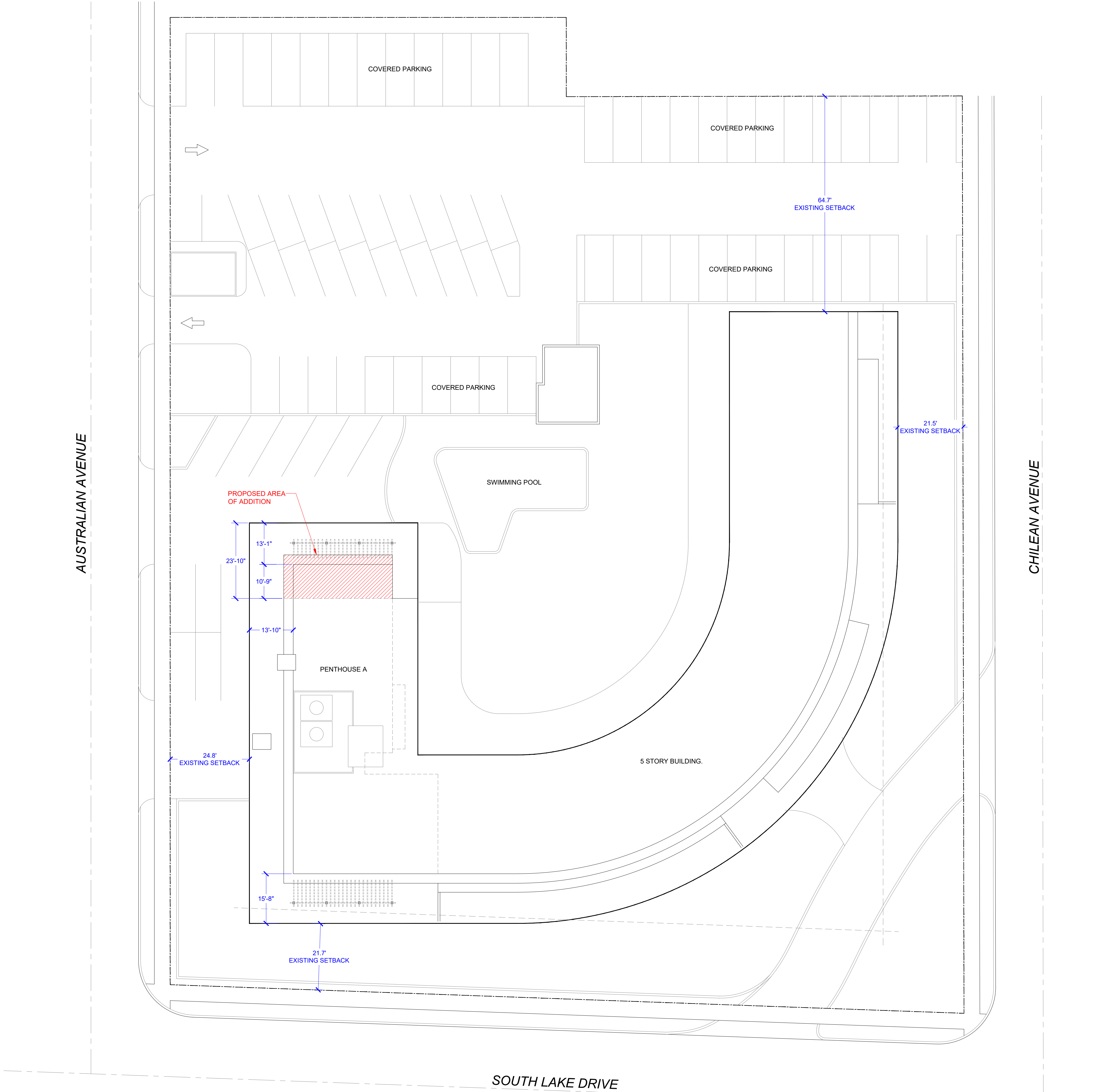
EXISTING SITE PLAN

SHEET NUMBER

SP1.0



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PROPOSED SITE PLAN
SCALE: 1/16" = 1'

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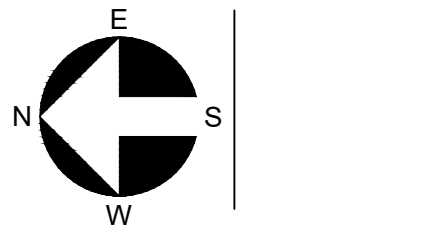
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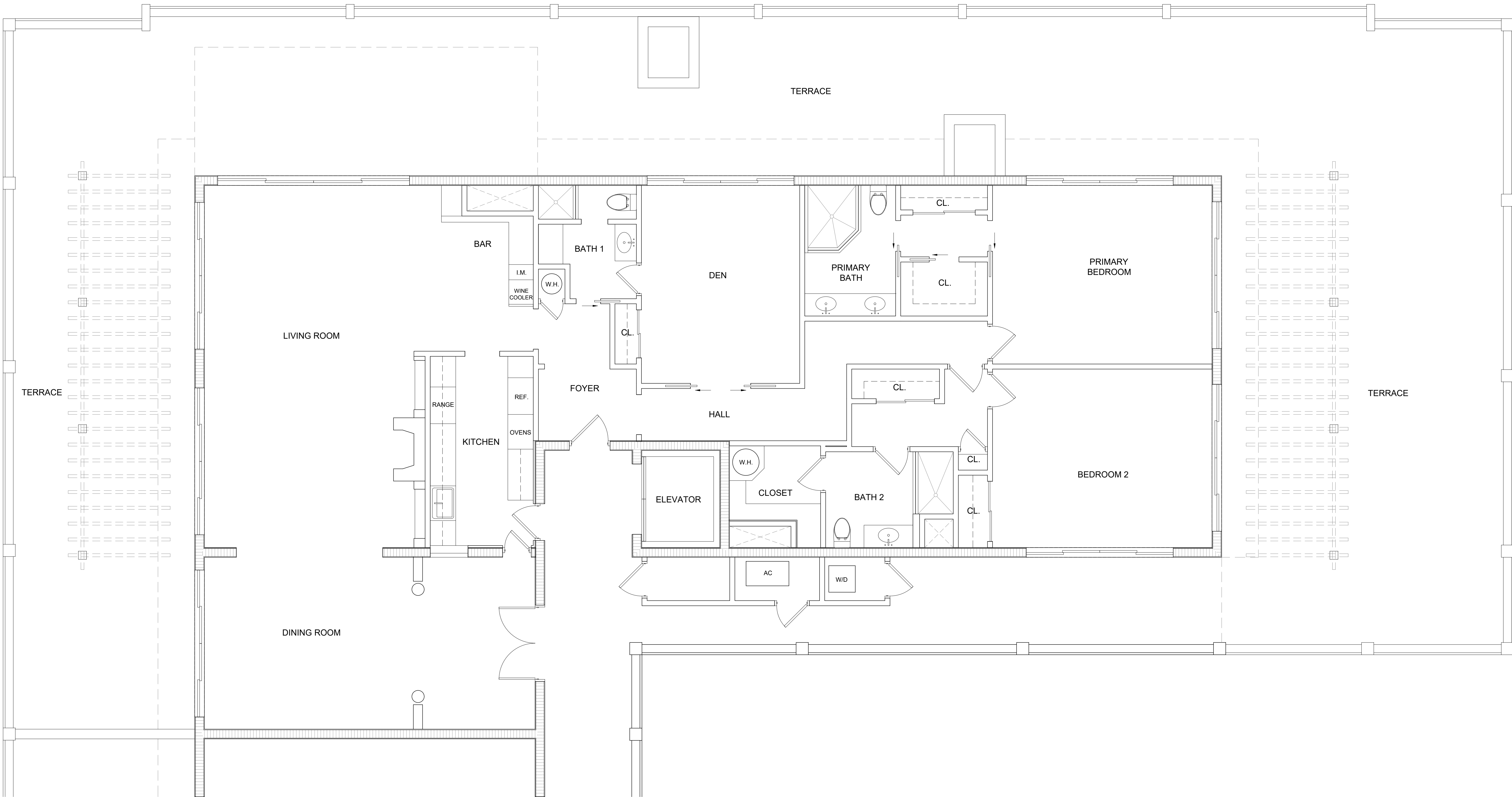
PROPOSED SITE PLAN

SHEET NUMBER

SP1.1



ARC-24-0134
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EXISTING FLOOR PLAN
SCALE: 1/4" = 1'

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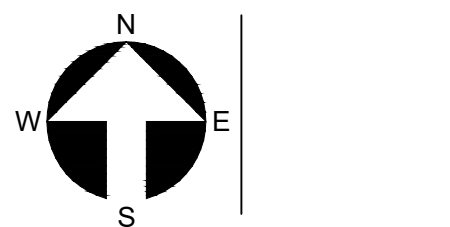
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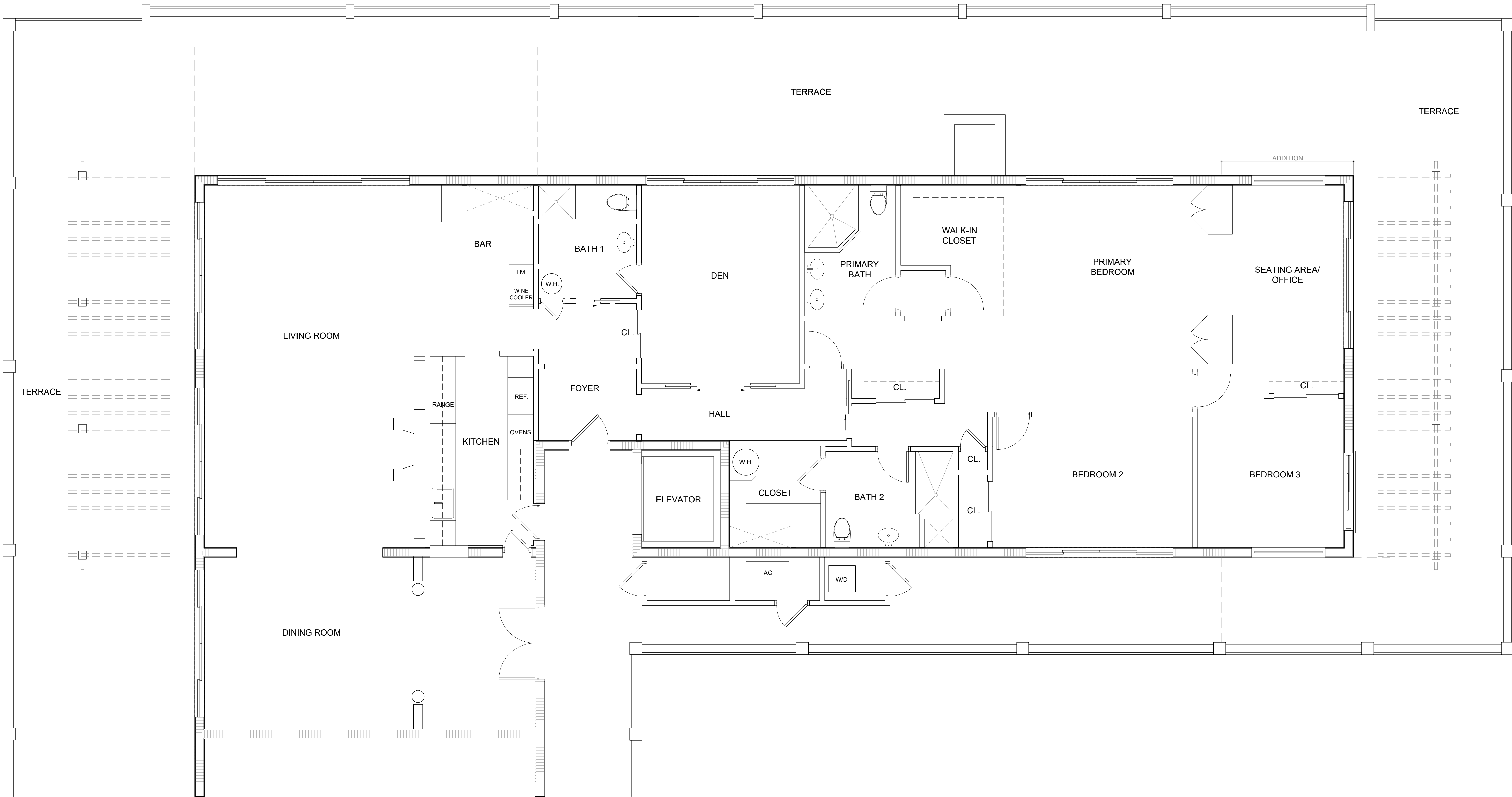
EXISTING FLOOR PLAN

SHEET NUMBER

A1.0



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PROPOSED FLOOR PLAN
SCALE: 1/4" = 1'

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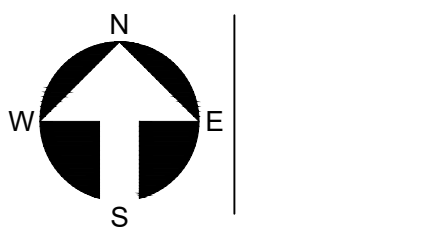
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SHEET NAME

PROPOSED FLOOR PLAN

SHEET NUMBER

A1.1





EXISTING ROOF PLAN
SCALE: 1/4" = 1'

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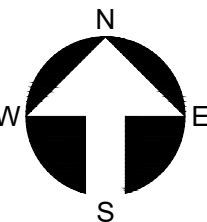
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SHEET NAME

EXISTING ROOF PLAN

SHEET NUMBER

A1.2



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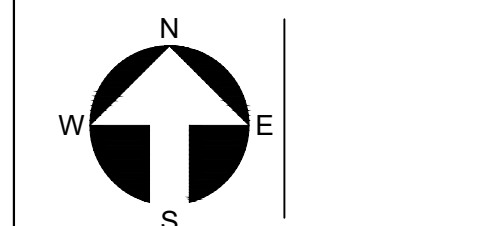
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PROPOSED ROOF PLAN

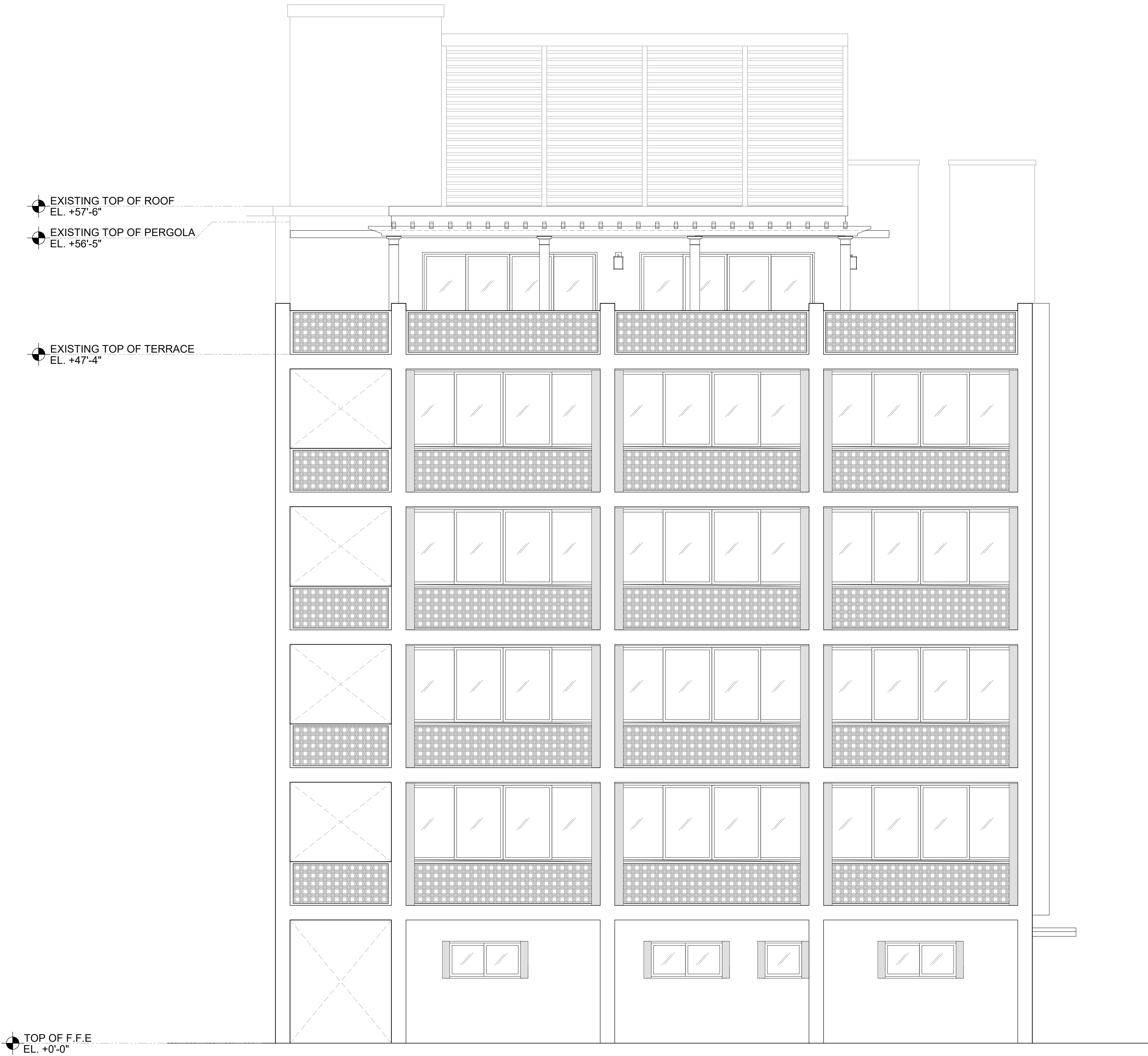
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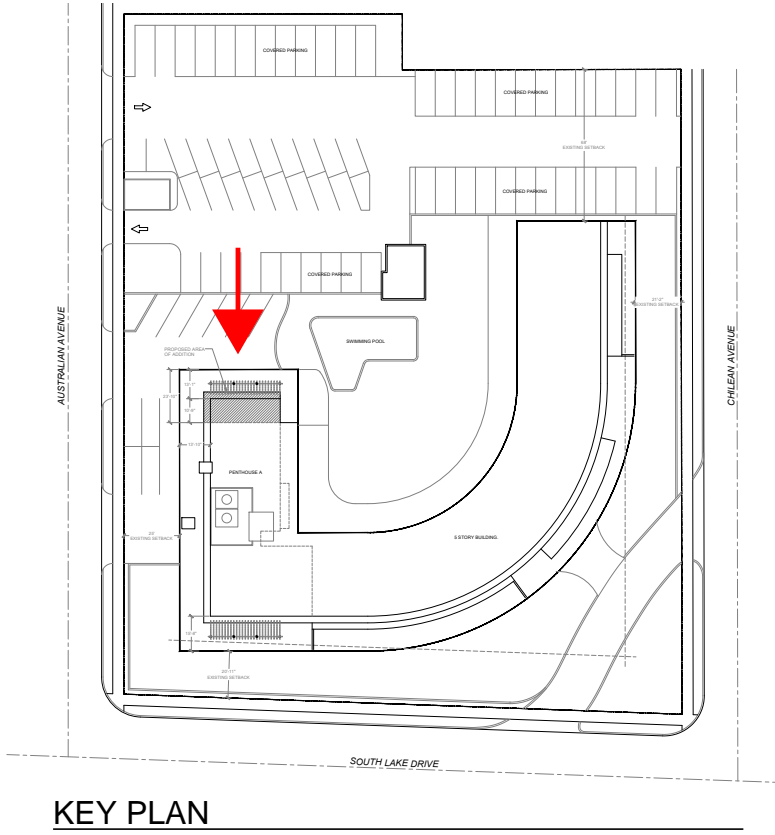
PROPOSED ROOF PLAN

SCALE: 1/4" = 1'

ARC-24-0134
ZON-24-0076



EXISTING PARTIAL EAST ELEVATION
SCALE: 1/4" = 1'



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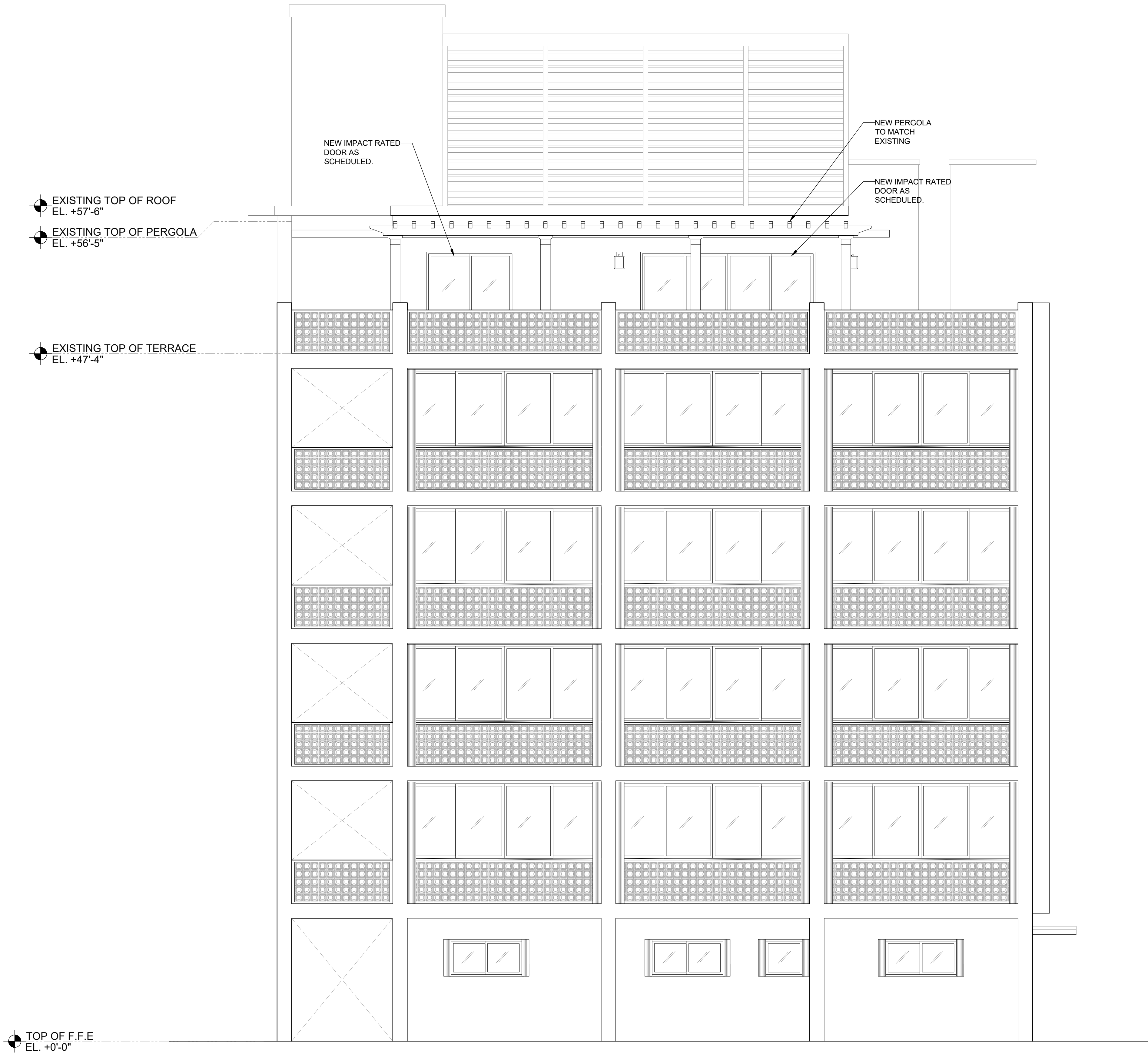
SHEET NAME

**EXISTING PARTIAL
EAST ELEVATION**

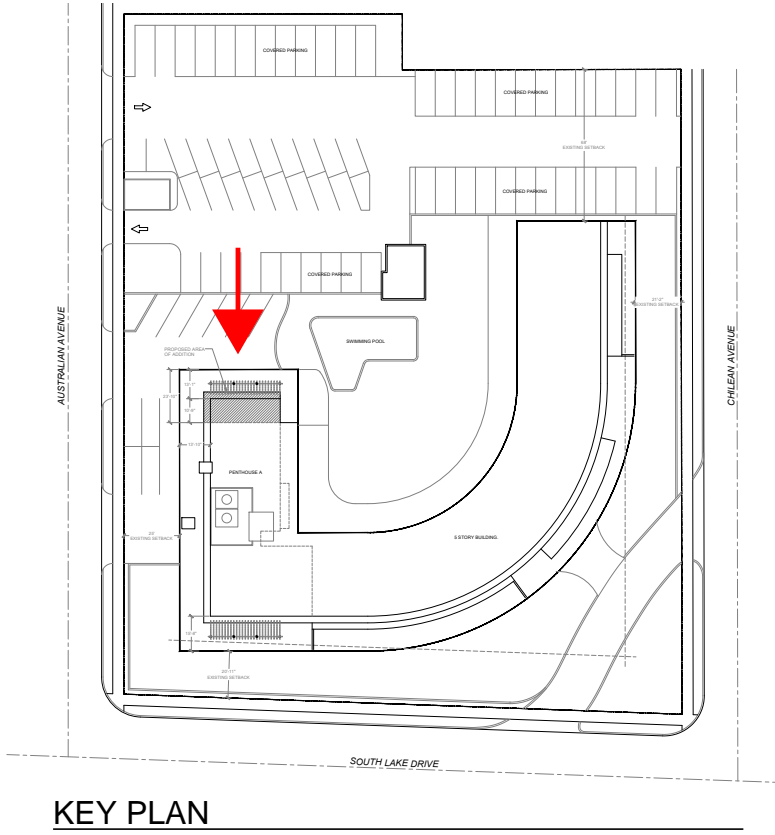
SHEET NUMBER

A2.0

**ARC-24-0134
ZON-24-0076**



PROPOSED PARTIAL EAST ELEVATION
SCALE: 1/4" = 1'



Bartholemew + Partners

ARCHITECTURE AND DESIGN
PROGETTO DI ARCHITETTURA

THE PLAZA CENTER
251A ROYAL PALM WAY, PENTHOUSE 600A
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E-MAIL: TIM.HANLON@AMRL.COM

KYLE B FANT ARCHITECT # AR99255
INTERIOR DESIGNER # ID6422
AIA # 30425933 NCARB # 87929

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Project no: 24.10.153
Date: 11.26.2024
Drawn by: P. Torres / V. Antico
Project Manager: F. Rodriguez

369 S. Lake Dr PH-A

Project Address:
369 S Lake Dr,
Palm Beach, FL 33480

SHEET NAME

PROPOSED PARTIAL
EAST ELEVATION

SHEET NUMBER

A2.1

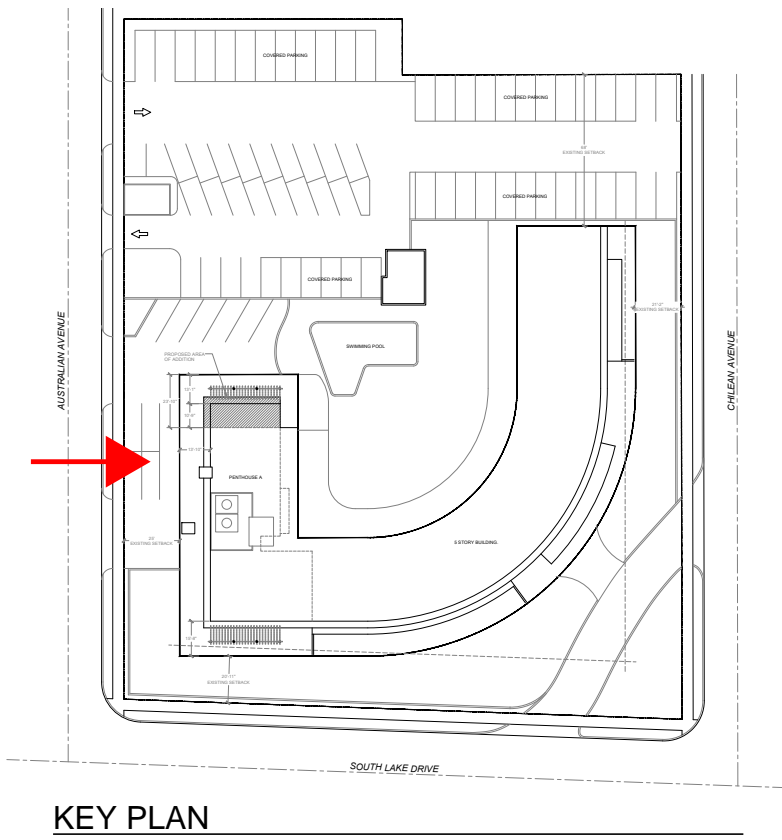
ARC-24-0134
ZON-24-0076

EXISTING TOP OF ROOF
EL. +57'-6"

EXISTING TOP OF PERGOLA
EL. +56'-5"

EXISTING TOP OF TERRACE
EL. +47'-4"

TOP OF F.F.E
EL. +0'-0"



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SHEET NAME

EXISTING PARTIAL
NORTH ELEVATION

SHEET NUMBER

A2.2

EXISTING PARTIAL NORTH ELEVATION
SCALE: 1/4" = 1'

ARC-24-0134
ZON-24-0076

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PROGETTO DI ARCHITETTURA

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Project no: 24.10.153
Date: 11.26.2024
Drawn by: P. Torres / V. Antico
Project Manager: F. Rodriguez

SHEET NAME

SHEET NUMBER

A2.3

PROPOSED PARTIAL NORTH ELEVATION

SCALE: 1/4" = 1'



EXISTING TOP OF ROOF
EL. +57'-6"

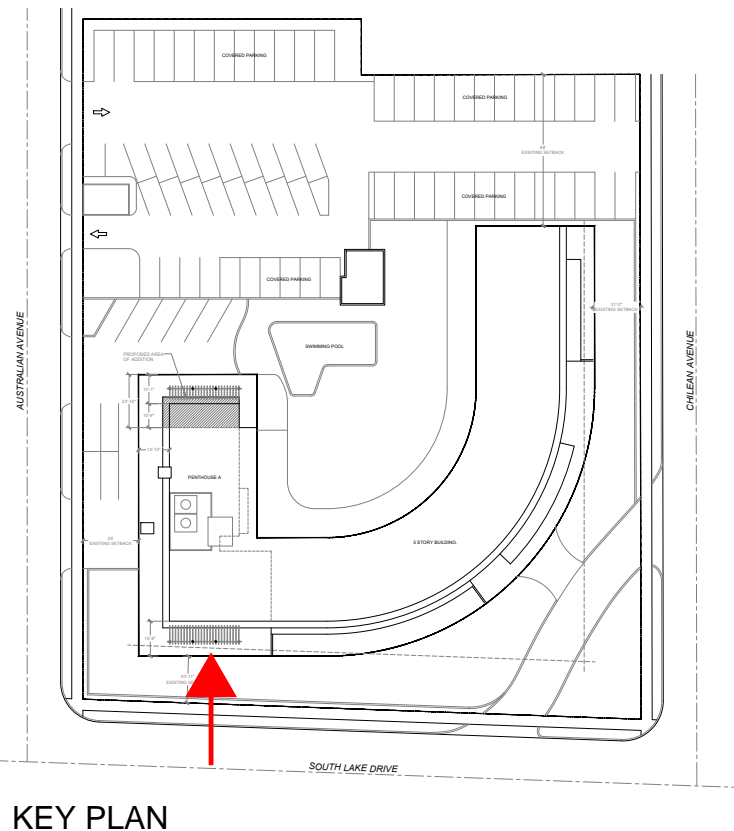
EXISTING TOP OF PERGOLA
EL. +56'-5"

EXISTING TOP OF TERRACE
EL. +47'-4"

TOP OF F.F.E
EL. +0'-0"

EXISTING PARTIAL WEST ELEVATION

SCALE: 1/4" = 1'



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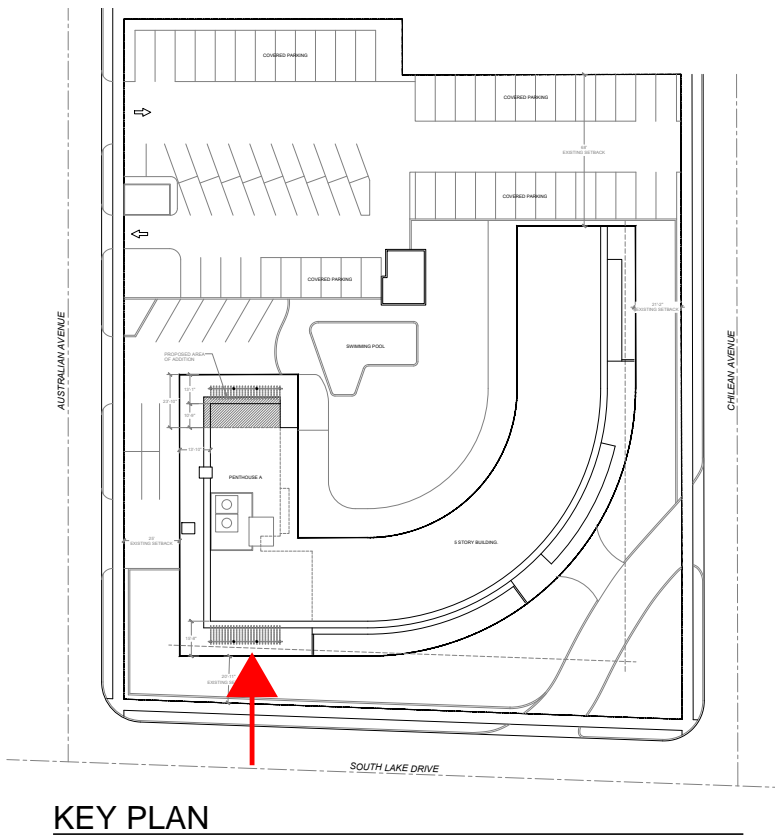
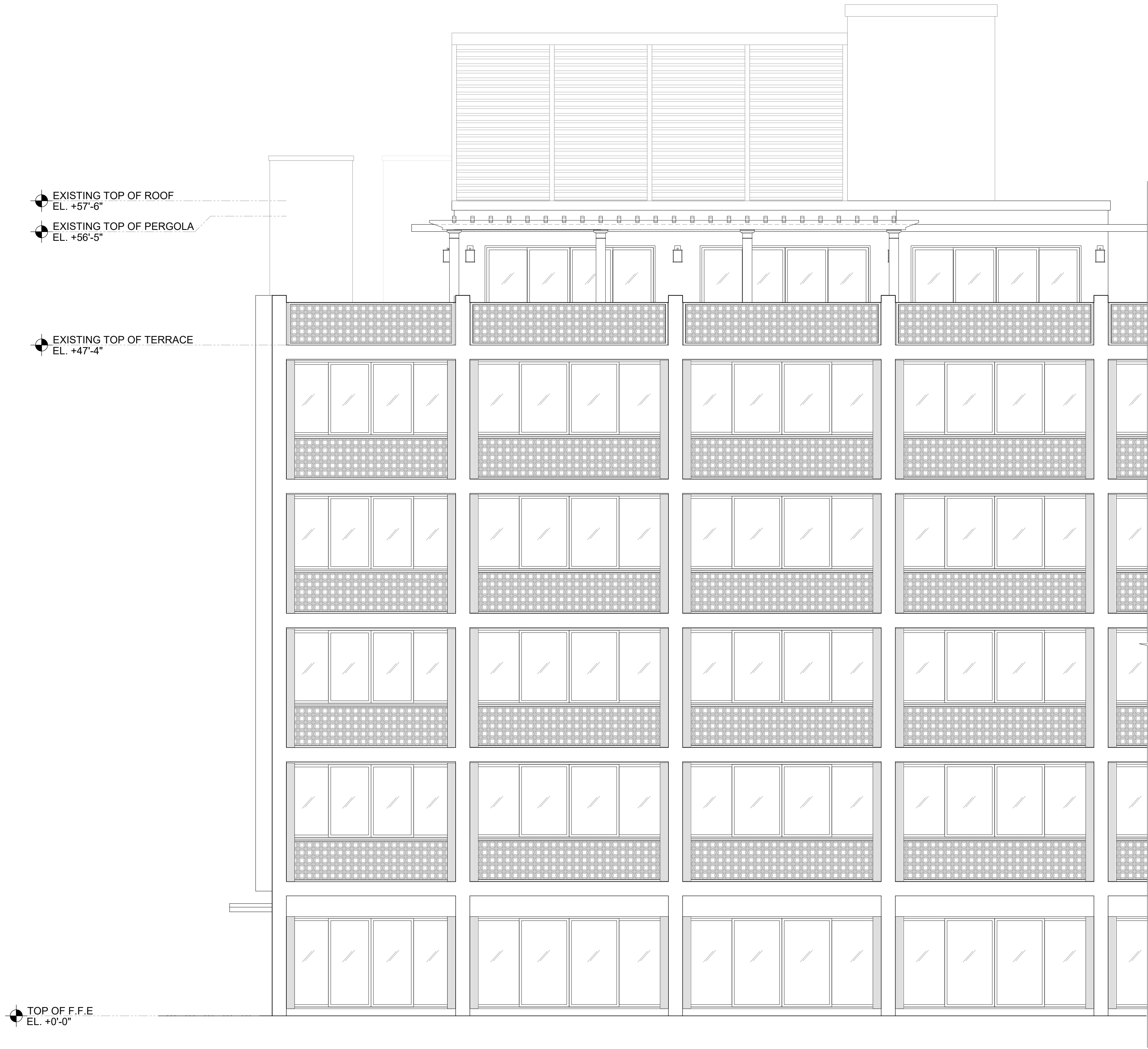
SHEET NAME

EXISTING PARTIAL
WEST ELEVATION

SHEET NUMBER

A2.4

ARC-24-0134
ZON-24-0076



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Project Manager: F. Rodriguez

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Project Address:
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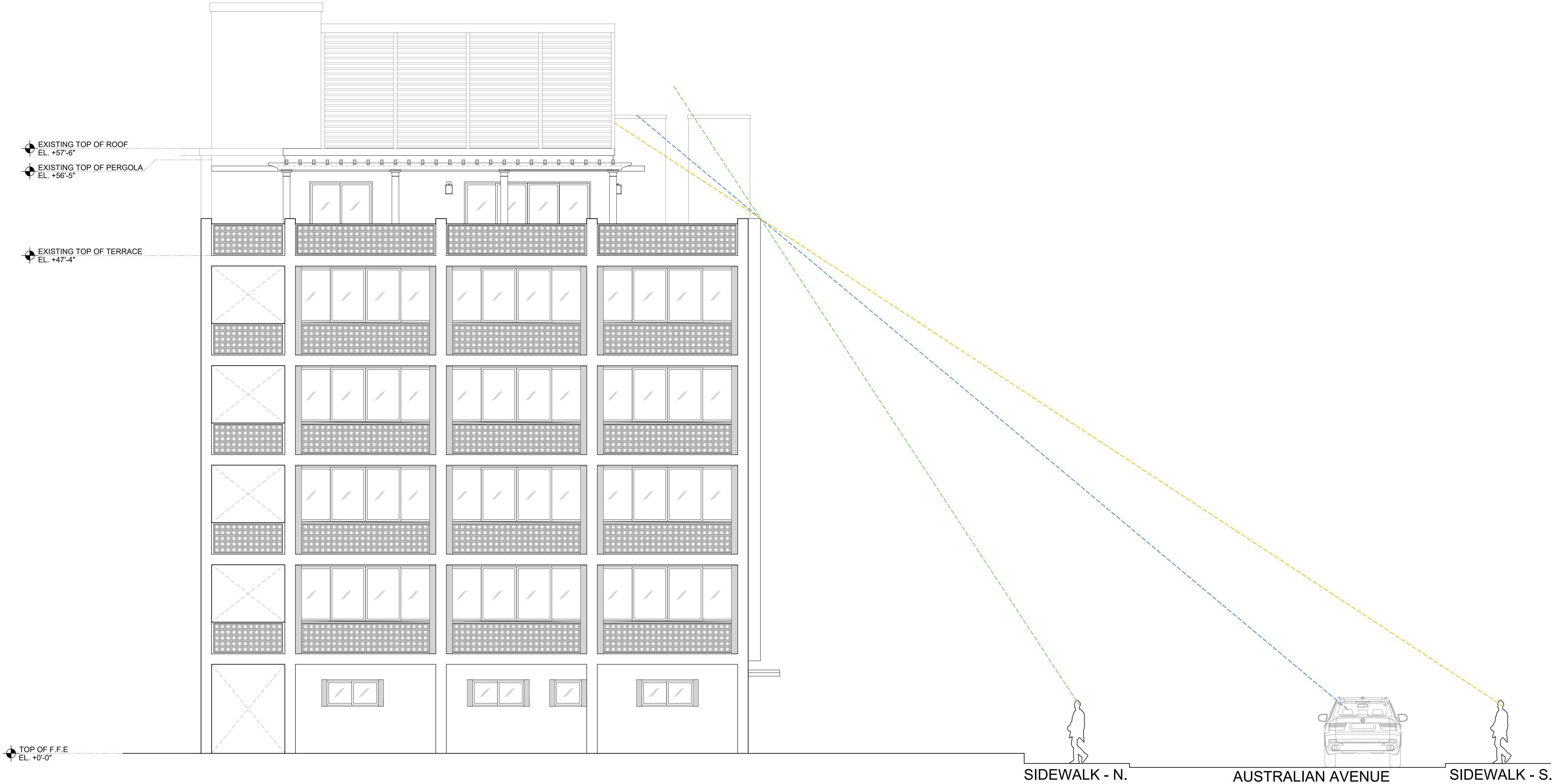
SHEET NAME

PROPOSED PARTIAL
WEST ELEVATION

SHEET NUMBER

A2.5

ARC-24-0134
ZON-24-0076



PROPOSED LINE OF SIGHT DIAGRAM
SCALE: 3/16" = 1'



EXISTING BIRD EYE VIEW PERSPECTIVE



PROPOSED BIRD EYE VIEW PERSPECTIVE

ARC-24-0134
ZON-24-0076

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ARCHITECTURE AND DESIGN
PROGETTO DI ARCHITETTURA

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Date: 10.23.2024
Drawn by: P. Torres
Project Manager:

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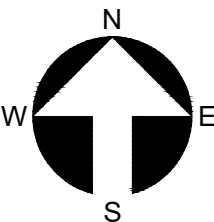
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SHEET NAME

PROPOSED FLOOR PLAN

SHEET NUMBER

A3.0





EXISTING TERRACE PERSPECTIVE



PROPOSED TERRACE PERSPECTIVE

NOT FOR CONSTRUCTION

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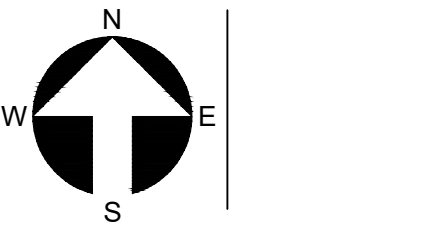
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SHEET NAME

PROPOSED FLOOR PLAN

SHEET NUMBER

A3.1



ARC-24-0134
ZON-24-0076