



**TOWN OF PALM BEACH**  
Planning, Zoning & Building Department  
360 South County Road  
Palm Beach, FL 33480  
[www.townofpalmbeach.com](http://www.townofpalmbeach.com)

PLANNING, ZONING, & BUILDING DEPARTMENT  
PZ&B Staff Memorandum: Architectural Commission

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

SUBJECT: ARC-24-0096 150 WORTH AVE

MEETING: FEBRUARY 26, 2025, ARCOM

**ARC-24-0096 150 WORTH AVE—THE ESPLANADE.** The applicant, Wilson 150 Worth LLC, has filed an application requesting Architectural Commission review and approval for updated paving, updated railings, removal of the main central staircase, and the addition of a water feature for the Esplanade.

Applicant: 150 Worth LLC  
Architecture/Landscape/Design: Environment Design Group

**HISTORY:**

The Site Plan (the Esplanade building) was approved on 05/9/78, pursuant to #2-7B. In 1991 the Town of Palm Beach commissioned the planning firm Adley Brisson Engman to develop design guidelines to protect and enhance the Avenue's unique character, i.e. the Worth Avenue Design Guidelines. Modifications to the Worth Avenue Design Guidelines occurred in 1998, to allow, through special allowances, arcades to be built over sidewalks in the C-WA district.

The case was deferred from November 22, 2024, ARCOM hearing for further refinement of details and information. The case was deferred again from the December 20, 2024, meeting to study a superior coral selection and additional details. Once more the case was asked to return for the February meeting.

**THE PROJECT:**

The applicant has submitted revised plans, entitled "The Esplanade 150 Worth Avenue Palm Beach" as prepared by **Environment Design Group**, uploaded February 10, 2025.

The following scope of work is proposed:

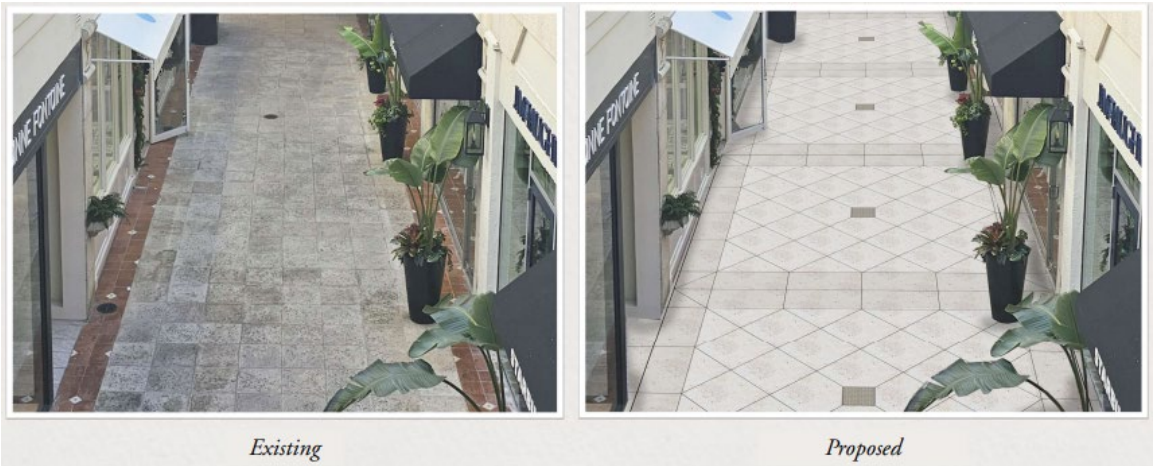
- Replace floor pavers
- New drainage.
- Accent tiles and landscape in pots

Site Data			
Zoning District	C-WA	Future Land Use	COMMERCIAL
Year built	1979 1998 Arcade addition	Architect	Lawrence Group Architects

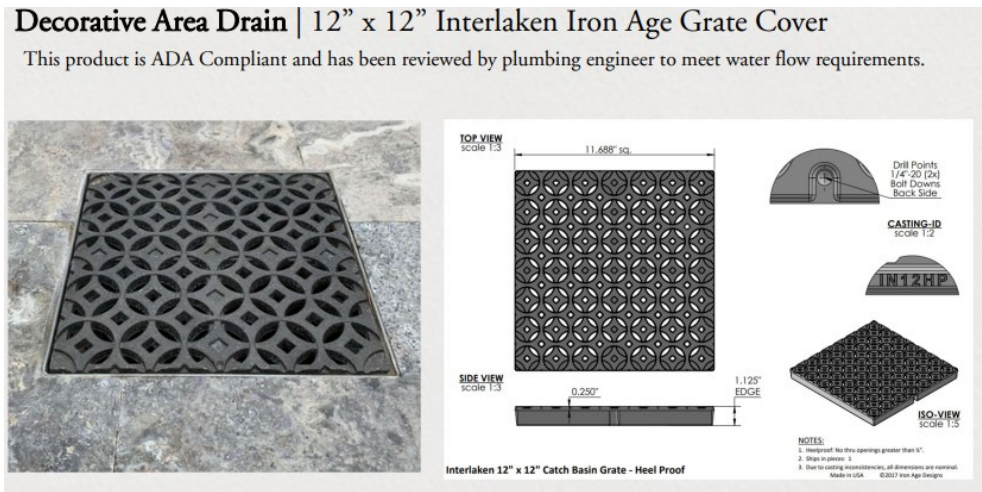
**STAFF ANALYSIS**

The applicant is proposing to refresh the interior courtyard of the Esplanade shopping area. This includes a change in paver material. The proposed material is a Dominican classic coral stone

diamond field with a travertine borders.



Drainage will be addressed with a 12”x12” grate cover:



The next most visible change will be tiles on the stair risers proposed as such:

