

**PLANNING AND ZONING BOARD
REGULAR MEETING MINUTES**

November 30, 2021

1. CALL TO ORDER

The regular meeting was called to order at 6:30 p.m. by Chairman Jerald Cohn. The meeting was held in the Commission Chambers of Town Hall located at 247 Edwards Lane, Palm Beach Shores, FL 33404.

Deputy Town Clerk Jude Goudreau called the roll, and present were; Chairman Cohn, Member Steven Smith, and Alternate Tony Lembo. Deputy Town Clerk Goudreau stated there was a quorum present. Also present were Town Attorney Mitty Barnard and Zoning Official Josh Nichols.

2. APPROVAL OF MEETING AGENDA: (Additions, substitutions, deletions)

MOTION: Member Steven Smith moved to approve the meeting agenda as written.

SECOND AND VOTE: Alternate Tony Lembo seconded the motion, which passed unanimously by those present.

3. CONSENT AGENDA:

a. Approval of the October 27, 2021, Planning and Zoning Board Meeting Minutes.

MOTION: Alternate Tony Lembo moved to approve the consent agenda as read.

SECOND AND VOTE: Member Steven Smith seconded the motion, which passed unanimously by those present.

4. ACTION ITEMSS:

a. **SPR21-17/AAR21-18**, Anthony Giamo, Owner of 201 Edwards Lane, requests Site Plan Review and Architectural & Aesthetic Review to install an inground swimming pool with travertine deck and associated pool equipment on the property.

MOTION: Member Steven Smith made a motion to approve SPR21-17/AAR21-18 with the following conditions:

1. Yard areas/site to be graded to ensure that no stormwater runoff flows to adjacent properties;
2. Project Engineer shall be responsible for insuring the drainage improvements are completed in substantial accordance with the approved plan;
3. Prior to C.O., Project Engineer to provide final signed and sealed certification that the drainage improvements and grading have been completed in substantial accordance with the approved plan;
4. Upon receipt of final Certification from Project Engineer, Town Engineer to visit site and insure conformance of Town requirements prior to issuance of final C.O.; and
5. Applicant shall depict on the pool plans and install required landscape screening around the pool equipment.

SECOND AND VOTE: Alternate Tony Lembo seconded the motion. Motion carried unanimously by those present.

b. **SPR21-20/AAR21-21**, Bruce Runge, Owner of 212 Bravado Lane, requests Site Plan Review and Architectural and Aesthetic Review to construct a new 3,619 square foot single-family home with pool, pool deck and associated landscaping.

MOTION: Member Steven Smith made a motion to approve SPR21-20/AAR21-21 with the following conditions:

1. Updated engineering plans shall be subject to review and approval by the Town Engineer;
2. Yard areas/site to be graded to ensure that no stormwater runoff flows to adjacent properties;
3. Project Engineer shall be responsible for insuring the drainage improvements are completed in substantial accordance with the approved plan;

4. Prior to C.O., Project Engineer to provide final signed and sealed certification that the drainage improvements and grading have been completed in substantial accordance with the approved plan;
5. Upon receipt of final Certification from Project Engineer, Town Engineer to visit site and insure conformance of Town requirements prior to issuance of final C.O.;
6. Applicant shall depict on the plans and install required landscape screening around the mechanical and pool equipment;
7. Applicant shall revise the Landscape Plan to reflect front yard trees installed at 75% of beam height as required by Section 78-77.1(b) of the Town Code; and
8. The Planning and Zoning Board approves installation of King Alexander Palms in the Town 10' Strip in accordance with Section. 78-77.1(b).

SECOND AND VOTE: Alternate Tony Lembo seconded the motion which passed unanimously by those present.

- c. **SPR21-21/AAR21-22**, George Fox, Owner of 304 Claremont Lane, requests Site Plan Review and Architectural and Aesthetic Review to construct a new swimming pool with paver deck and associated pool equipment on the property.

MOTION: Alternate Tony Lembo made a motion to approve SPR21-21/AAR21-22 with the following conditions:

1. Yard areas/site to be graded to ensure that no stormwater runoff flows to adjacent properties;
2. Applicant's Pool Contractor shall be responsible for insuring the drainage improvements are completed in substantial accordance with the approved plan;
3. Prior to C.O., Applicant's Pool Contractor to provide final signed and sealed certification that the drainage improvements and grading have been completed in substantial accordance with the approved plan;
4. Upon receipt of final Certification from Applicant's Pool Contractor, Town Engineer to visit site and insure conformance of Town requirements prior to issuance of final C.O.;
5. Applicant shall depict on the pool plans and install required landscape screening around the pool equipment; and
6. Applicant shall revise plans and relocate pool equipment from the side yard to the rear yard of the property as required by Pf. 12.3(b) of the Town Code.

SECOND AND VOTE: Member Steven Smith seconded the motion which passed unanimously by those present.

5. **DISCUSSION ITEMS:**

None.

6. **PUBLIC COMMENT:**

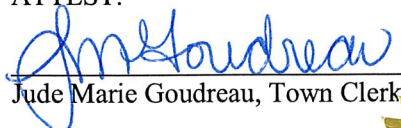
There were no Public Comments.

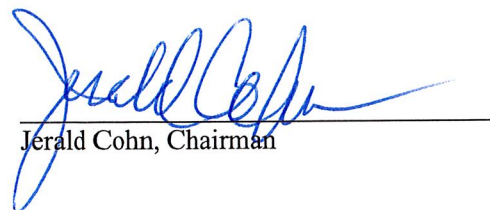
7. **ADJOURNMENT:**

MOTION AND SECOND: Member Steven Smith moved to adjourn the meeting with Alternate Tony Lembo seconding the motion, which passed unanimously. The meeting was adjourned at 6:57 p.m.

APPROVED this 4 day of February, 2022.

ATTEST:


 Jude Marie Goudreau, Town Clerk


 Jerald Cohn, Chairman



(Seal)