

**HISTORIC PRESERVATION BOARD MEETING
AGENDA
CITY OF WEST PALM BEACH
Tuesday, September 28, 2021**

NOTICE REGARDING PUBLIC COMMENTS

For those wishing to make public comment, you may do so in-person during the meeting, or submit your comments to the Planning Division **no later than noon on September 28, 2021**, via the following:

- Leaving a voicemail (not to exceed 3 minutes) at 561.320.3872;
- Sending an email or video recording (not to exceed 3 minutes) to HPBPublicComment@wpb.org; or
- Completing a form on the City's website at www.wpb.org/publiccomments.

Please be sure to indicate the Case No. for the item you are submitting comments for.

TIME: 5:00 p.m.

PLACE: Commission Chambers
City Center, 401 Clematis Street

1. Call to Order/Roll Call

2. Approval of

- a. Agenda for September 28, 2021
- b. Minutes for August 24, 2021

3. Report of the Historic Preservation Planner

- a. Staff approvals (level 1, 2, zoning)
- b. General communications

4. Remarks by the Chairperson/Declaration of Ex-Parte Communication

5. Public Comment/Swearing in of Speakers

6. Consent Cases

- | | | |
|------------|------------------------|---|
| 6.1 | Case No. 18-77C | 3101 Washington Road |
| | Requested Action: | Ad Valorem Completed Work |
| | Location: | 3101 Washington Road |
| | Property Owner: | Optober Investments IV, LLC |
| | Applicant: | Robert P. Jewell |
| | Commission District: | District 3, Commissioner Christy Fox |
| | Historic District | Prospect Park/Southland Park |
| | Case Manager: | Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org |

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|------------|-----------------------|-----------------------------------|
| 6.2 | Case No. 21-70 | 525 31st Street |
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Requested Action: Additions, new construction accessory structure
Location: 525 31st Street
Property Owner: Daniel Becker
Applicant: Daniel Becker
Commission District: District 1, Commissioner Kelly Shoaf
Historic District: Old Northwood
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

6.3 Case No. 21-75

3115 Washington Road

Requested Action: Ad Valorem Pre-Construction- additions/alterations
Location: 3115 Washington Road
Property Owner: Katherine White
Applicant: James Paine
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

6.4 Case No. 21-77

727 Palm Street

Requested Action: Ad Valorem Pre-Construction- additions/alterations
Location: 727 Palm Street
Property Owner: Stephanie Carden
Applicant: Timothy Hullihan
Commission District: District 5, Commissioner Christina Lambert
Historic District: Grandview Heights
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

7. Continued Cases

7.1 Case No. 21-67

3110 Washington Road

Requested Action: Demolition/New Construction
Location: 3110 Washington Road
Property Owner: 3110 Washington Road LLC/Nedim Solyemez
Applicant: Smith and Moore Architects
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

7.2 Case No. 19-58A

227 Rugby Road

Requested Action: Alterations
Location: 227 Rugby Road
Property Owner: Andrew and Kelly Sciame
Applicant: SKA Architect and Planner
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park

Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

- 7.3 Case No. 21-57 3120 Washington Road - withdrawn**
Requested Action: Relocation
Location: 3120 Washington Road
Property Owner: Sean Heyniger
Applicant: David Lawrence Architecture
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 7.4 Case No. 21-58 3130 Washington Road - withdrawn**
Requested Action: New Construction
Location: 3130 Washington Road
Property Owner: Sean Heyniger
Applicant: Studio SR Architecture & Design
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 7.5 Case No. 21-59 3140 Washington Road - withdrawn**
Requested Action: Relocation
Location: 3140 Washington Road
Property Owner: Sean Heyniger
Applicant: David Lawrence Architecture
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 7.6 Case No. 21-62 301 Clematis Street - Hatch's Department Store**
Requested Action: Individual Designation
Location: 301 Clematis Street/300 Banyan Boulevard
Property Owner: Clematis Banyan JV, LLC
Applicant: Harvey Oyer III with Shutts and Bowen
Commission District: District 3, Commissioner Christy Fox
Historic District: Individual designation
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 7.7 Case No. 21-63 301 Clematis Street and 300 Banyan Boulevard**
Requested Action: Ad Valorem Pre-Construction - alterations & new construction
Location: 301 Clematis Street and 300 Banyan Boulevard
Property Owner: Clematis Banyan JV, LLC
Applicant: Harvey Oyer III with Shutts and Bowen

Commission District: District 3, Commissioner Christy Fox
Historic District Individual Designation
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

7.8 Case No. 21-64 806 Park Place
Requested Action: Alterations
Location: 806 Park Place
Property Owner: Elie Ramia
Applicant: Samuel Bauer
Commission District: District 5, Commissioner Christina Lambert
Historic District Grandview Heights
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

7.9 Case No. 21-68 2415 S. Flagler Drive
Requested Action: Demolition/New Construction
Location: 2415 S. Flagler Drive
Property Owner: Aquantis Group LLC
Applicant: David Lawrence Architecture
Commission District: District 3, Commissioner Christy Fox
Historic District El Cid
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

8. New Business

8.1 Case No. 21-71 149 Edgewood Drive
Requested Action: Alterations
Location: 149 Edgewood Drive
Property Owner: Gordon and Stephanie Springmyer
Applicant: Laura Moss, Wright's Windows and Doors
Commission District: District 3, Commissioner Christy Fox
Historic District Alterations - accessory structure
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

8.2 Case No. 21-72 237 Monroe Drive
Requested Action: Variance - cumulative side setback
Location: 237 Monroe Drive
Property Owner: Deirdre Byrne
Applicant: Deidra Newton
Commission District: District 3, Commissioner Christy Fox
Historic District Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

8.3 Case No. 21-73 210 Sunset Road
Requested Action: Alterations

Location: 210 Sunset Road
Property Owner: Lee Munder
Applicant: Smith Kellogg Architecture
Commission District: District 3, Commissioner Christy Fox
Historic District: El Cid
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

- 8.4 Case No. 21-74 464 Fern Street**
Requested Action: Relocation to 1213 North Sapodilla Ave
Location: 464 Fern Street/1213 N. Sapodilla Ave.
Property Owner: Linton Jog Associates, LTD/West Palm Beach CRA
Applicant: Kent Wilmering
Commission District: District 3, Commissioner Christy Fox
Historic District: Individual designation/Northwest
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 8.5 Case No. 21-76 912 Division Ave**
Requested Action: New Construction
Location: 912 Division Avenue
Property Owner: Partners in Community Building LLC
Applicant: Eric Lieberman/Heather Danforth
Commission District: District 3, Commissioner Christy Fox
Historic District: Northwest
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 8.6 Case No. 21-78 3120 Washington Road**
Requested Action: Class B special use accessory apartment size/relocation
Location: 3120 Washington Road
Property Owner: Sean and Ashly Heyniger
Applicant: David Lawrence
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org
- 8.7 Case No. 21-79 3120 Washington Road**
Requested Action: New Construction - single family house
Location: 3120 Washington Road
Property Owner: Sean and Ashly Heyniger
Applicant: David Lawrence
Commission District: District 3, Commissioner Christy Fox
Historic District: Prospect Park/Southland Park
Case Manager: Friederike Mittner, City Historic Preservation Planner
Ph: 561-822-1457; Email: fmittner@wpb.org

9. Adjournment of Meeting

All interested parties may appear at the above Public Hearing at the stated time and place and be heard with respect thereto. Please be advised that should any interested person seek to appeal any decision made by the Historic Preservation Board with respect to any matter considered at such hearing, such person will need to ensure that a verbatim record of the proceedings are made, which record includes the testimony and evidence upon which that appeal is to be based. The hearing may be continued from time to time which may be necessary.

In accordance with the provisions of the Americans with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall, within three working days prior to any proceeding, contact the City Clerk's office, 401 Clematis Street, West Palm Beach, Florida 33401, (561) 822-1200.

Exact legal descriptions of the property involved may be obtained from the City of West Palm Beach Planning Department.

PUBLISH: The Palm Beach Post, **Sunday, September 12, 2021**