

**PUBLIC NOTICE
TOWN OF PALM BEACH SHORES**

The Planning and Zoning Board (Board) of the Town of Palm Beach Shores will conduct a Public Hearing on Wednesday, October 26, 2022 at 6:30 p.m., or as soon thereafter as possible in the Town Commission Chambers at 247 Edwards Lane in the Town of Palm Beach Shores, FL 33404. The hearing will be held to consider and make a final determination regarding the following applications:

SPM22-10/AAR-10, Benjamin Sharfi 2002 Trust, Owner of 142 Lake Drive A, requests Site Plan Modification and Architectural and Aesthetic Review to combine two existing condominium units, add a new 186 sq. ft. single story addition to the existing dockmaster facility, replace existing covered entry and drop-off roof canopies and other modifications to existing railings and canopies on the property.

SPM22-11/AAR-11, Kannega Glades LLC, Owner of 123 Ocean Avenue 101, requests Site Plan Modification and Architectural and Aesthetic Review to demolish the existing building and construct an 88,841 square foot, 6-story building with twenty-four (24) upscale residential units with associated depressed/underground parking, pool and pool deck, and associated landscaping on the property.

VAR22-02, Kannega Glades LLC, Owner of 123 Ocean Avenue 101, requests Variance Review to allow for 1) a variance from Pf. 8.7 to allow for 29.4 foot front yard setback where Town Code requires 40 feet, a variance of 10.6 feet; 2) a variance from Pf. 8.9 to allow for 21.8 foot rear yard setback where Town Code requires 70 feet, a variance of 48.2 feet; 3) a variance from Pf. 8.8 to allow for 15 foot side yard setbacks where Town Code requires 18 feet for each story over two stories, a variance of 3 feet; and 4) a variance from Pf. 8.5 to allow for 39.1% lot coverage where the maximum allowed by Code is 24% for a six-story building, a variance of 15.1%.

Immediately following the Planning and Zoning Board hearing, the Planning and Zoning Board sitting as the Local Planning Agency of the Town of Palm Beach Shores will conduct a Public Hearing to consider and make recommendation to the Town Commission regarding the following proposed ordinance:

ORDINANCE NO. O-4-22

AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF PALM BEACH SHORES, FLORIDA, AMENDING CHAPTER 78. VEGETATION. AT ARTICLE III. LANDSCAPING., SECTION 78-77.1. – DESIGN GUIDELINES. TO REQUIRE ADDITIONAL LANDSCAPING TO BE PLACED AT FIFTEEN FOOT INTERVALS AGAINST LONGER EXPANSES OF BUILDING WALLS WITH LITTLE ARCHITECTURAL DETAIL AND NO REQUIRED PRIVACY SCREENING TREES TO BREAK UP THE WALLS FOR MULTI-STORY STRUCTURES IN ALL ZONING DISTRICTS; PROVIDING THAT EACH AND EVERY OTHER SECTION AND SUBSECTION OF CHAPTER 78 SHALL REMAIN IN FULL FORCE AND EFFECT AS PREVIOUSLY ADOPTED; PROVIDING A CONFLICTS CLAUSE, A SEVERABILITY CLAUSE AND AUTHORITY TO CODIFY; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

Public participation may occur either in person or through remote means. The meeting agenda and additional information on how to participate in these Public Hearings is available at <http://www.palmbeachshoresfl.us/> or (561)844-3457. Public comments may be submitted in advance of the meeting to the Town Clerk at jgoudreau@pbstownhall.org no later than 12:00pm on October 26, 2022.

Public wishing to participate in person may do so at Town Hall.

Public wishing to participate from a remote location may do so by joining WebEx from your computer, via: <https://townofpalmbeachshores.my.webex.com/townofpalmbeachshores.my/j.php?MTID=m0104af99ae4ba1c7e167de730c780d1d>

Public wishing to participate from a remote location may do so by joining WebEx from your mobile device by downloading the WebEx app and joining the meeting using Meeting ID: 2632 511 7264, Password 1026.

Public wishing to listen in from a remote location may also dial in via phone to +1-408-418-9388, Access Code: 2632 511 7264.

Related documents are available from the Town Clerk, by request. The Public Hearings may be continued from time to time, as necessary. All interested persons are encouraged to participate in the public hearings.

If a person decides to appeal any decision made by the Board with respect to any matter considered at this meeting or hearing, he or she will need to ensure that a verbatim record of the proceedings is made, which record should include the testimony and evidence from which the appeal is to be based. The Town of Palm Beach Shores does not provide such a record.

Publish Date: October 11, 2022