



**PUBLIC NOTICE/AGENDA
ARCHITECTURAL COMMISSION MEETING
Thursday October 14, 2021 at 10:00 am**

*This notice was mailed on October 1, 2021 to all Manalapan Residents. All applications are available for public review at Town Hall.
Please contact Zoning Administrator Alice Everard at 561-383-2544.*

Architectural Commission	Town Staff
Sharon Kirkland, Chair _____	Linda Stumpf, Town Manager _____
Kristin Rosen, Vice Chair _____	Lisa S. Petersen, Town Clerk _____
Karen Quigley, Commissioner _____	Erika Petersen, Deputy Town Clerk _____
Sam Sylvestsky Commissioner _____	Alice Everard, Zoning Admin. _____
Ken Ray, Commissioner _____	Keith Davis, Town Attorney _____
Lisa Munro (1st Alt.) _____	Matthew Pritchett, Ass't. Town Attorney _____
Norbert Waldenmayer (2 nd Alt.) _____	

**CALL TO ORDER & PLEDGE OF ALLEGIANCE
CONSENT AGENDA:**

I. APPROVAL OF MINUTES September 09, 2021 ARCOM Meeting

REGULAR AGENDA:

1. ITEMS FOR CONSIDERATION

1.1 Case No. AR-21-39

Corinne Amar, 12 Little Pond Rd., requests approval to install 32 linear feet of 4 ft. high black aluminum rail fencing to match existing with two gates. The new fencing will be located approximately midway off the east elevation of the home and connect to its NE corner.

1.2 Case No. AR-21-45

Ethan & Sandra Weitz, 20 Spoonbill Rd., request approval to repaint the exterior walls of the home including trim. The proposed paint color is Benjamin Moore OC-61 White Diamond.

1.3 Case No. AR-21-46

1260 S. Ocean LLC., 1260 S. Ocean Blvd., request approval to make modifications to the recently approved new single-family home. The new modern style two-story residence and two-story guest house was originally approved by ARCOM on July 9, 2021. Approved amenities included a two car garage on the first level and a nine car basement level garage, a rear yard pool and a rear yard summer kitchen. The current revisions requested to the main home include increasing the size of the main level garage from two to four cars, minor adjustments to window locations and sizes and the addition of a flat roof above the front door. Hardscape changes to the front of the site include minor modifications to the layout of the driveway, modifications to the steps and waterfeatures leading up to the main house and the addition of a putting green immediately adjacent to and in front of the SW front loggia. Hardscape changes to the rear of the site include the addition of a spa and a swim lane to the pool with a wooden deck running along the rear of the pool and a planter and terraced steps leading down towards the seawall from the NE covered loggia. An updated landscape plan has been provided.

1.4 Case No. AR-21-47

980 S Ocean LLC, 980 S. Ocean Blvd., requests approval to make modifications to the recently approved new single-family home. The new modern styled two-story residence and two-story guest house was originally approved by ARCOM on April 8, 2021. Amenities that were approved included a multi-car garage beneath the home's front entrance, a front yard tennis court, an east side yard and rear yard pool and a rear yard open trellis and firepit. The current request includes the addition of air-conditioned space enclosing the second-floor of the accessory guest house and minor bump-outs easterly to the rear façade. Architectural revisions to the façade of the house include changing the exterior finish from stone to white stucco except in select areas and simplifying the ribbed architectural element on the front NE balcony and the NW balcony of the second floor. Site plan modifications include a change in motorcourt materials to a tabby concrete with cast stone border and a change of pattern by the main house, the addition of a courtyard to the east side of the guest house and the addition of a sunken seating area and water feature by the pool located on the south side yard. The new plan will also include the removal of the previously approved trellis and firepit located to the south of the rear yard pool. An updated landscape plan has been provided.

1.5 Case No. AR-21-48

Foix USA Limited Partnership, 75 Spoonbill Rd., requests approval to install 86 linear feet of 4 ft. high bronze aluminum rail fencing along the north side of the property with two matching gates facing the front on either side of the home. They are also proposing installing two 4 ft. high by 3 ft. wide bronze seawall gate "fans" to extend over the north and south seawall to prevent crossing onto the property. No landscape will be removed.

PUBLIC COMMENTS

ADJOURNMENT

PLEASE TAKE NOTICE AND BE ADVISED, that if any interested person desires to appeal any decision made at the this meeting or hearing, such interested person will need to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The Town does not provide such a record. The meeting/hearing will be continued from day to day, time to time, place to place, as may be found necessary during the aforesaid meeting. Please note that one or more Town Commissioners may attend this meeting and may speak. IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA), THIS DOCUMENT CAN BE MADE AVAILABLE IN AN ALTERNATE FORMAT (LARGE PRINT) UPON REQUEST AND SPECIAL ACCOMMODATIONS CAN BE PROVIDED UPON REQUEST WITH THREE (3) DAYS ADVANCE NOTICE. Please contact the Town Clerk at (561) 585-9477 - 600 South Ocean Blvd., Manalapan, FL 33462 - townhall@manalapan.org