



HISTORIC PROPERTY AD VALOREM TAX EXEMPTION APPLICATION



HISTORIC PRESERVATION BOARD

Submittal Date: 3/15/18 Property Address: 49 PALM SQUARE

Historic District/Site: MARINA HISTORIC DISTRICT

INSTRUCTIONS FOR COMPLETING AND FILING THE TAX EXEMPTION APPLICATION

The submittal of an application package will require an application submittal appointment. The appointment is required to ensure that all required materials, exhibits, and information is included and provided. Prior to the submittal of the application package please call the Planning, Zoning and Building Department at 561.243-7040 for an appointment. All application packages will only be accepted for processing when deemed complete at the time of submittal. If the submittal is deemed incomplete, the application will not be accepted until all components, including any fees, are provided together in one submittal.

Applications may be submitted to the Planning and Zoning Department at any time between the hours of 8:00 a.m. and 5:00 p.m., Monday thru Friday. Please submit application and all required materials at the same time. Incomplete applications will not be accepted. The Historic Preservation Board (HPB) will act on a tax exemption application at the next applicable meeting upon confirmation by the Historic Preservation Planner that the application is complete and satisfies the requirements of LDR Section 4.5.1(J) and is therefore eligible for review by the Historic Preservation Board. This review period takes approximately **sixty (60) days**. Please review page 9 for complete application processing information.

Tax Exemption Applications must be submitted within three months of Certificate of Occupancy (Final Inspection), and **no later than July 1st** to receive the exemption on the following year's taxes.

The application must be accompanied by the \$100.00 processing fee (make checks payable to the City of Delray Beach). Please print or type all of the required information and ensure that the application is complete and accurate. It is necessary that an owner, or an authorized agent, be present at the Board meeting when the application is reviewed. If a property owner wishes to designate a representative/agent, please execute the "Owner's Consent and Designation of Agency" form found in this application.

Pursuant to the City's Land Development Regulations' Section 2.4.6(J)(2)(b) no application for a COA will be accepted by the HPB unless it contains all required and pertinent information. A pre-application conference with a member of the Planning Staff is strongly recommended, and can be scheduled at your convenience.

All projects will be reviewed and evaluated for conformance with the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings. The Standards for Rehabilitation are broadly worded to guide the improvement of all types of historic

properties. The underlying concern expressed in the referenced Standards and Guidelines is the preservation of significant historic materials and features of a building or archaeological site in the process of restoration, rehabilitation or renovation. Evaluation is based on whether or not the overall project is consistent with the Standards and Guidelines. Proposed work that does not appear to be consistent with the Standards and Guidelines will be identified, and advice will be given to assist property owners, architects, or builders in bringing the project into conformance.

Notes:

1. A digital copy of all plan exhibits and application documentation provided on CD is required with the submittal of the application and each subsequent resubmittal. The digital copy must be in a PDF format and shall be prepared at a size of 8½" x 11" or 11"x 17", depending upon legibility.
2. Citizens that request a presentation before the Board or City Commission that is on a portable flash drive device must provide their media to the City Clerk's Office, no later than 12:00 pm one day prior to the meeting where they wish to present. The City laptops will not accept (won't even recognize) any jump drives inserted without prior IT scanning. There will be a zero tolerance policy on this. Applicants have the option to bring their own laptops for their presentation.
3. Board & City Commission Presentations: All applicants are now expected to present their items in full to the Board or City Commission prior to Staff's presentation. City Staff will introduce the item and enter the file into the record; the applicant will then be given time to present their item. Following the applicant's presentation, City Staff will provide a brief overview of code compliance and recommended actions, in addition to relevant information not provided by the applicant.

All applicant presentations must be submitted to the Project Planner a minimum of 3 full business days prior to the day of the City Commission or Board meeting. For example, the SPRAB meetings occur on Wednesdays. The applicant's presentation must be submitted by 5pm on the Thursday prior to the meeting.

**CITY OF DELRAY BEACH PLANNING AND ZONING DEPARTMENT
PROPERTY TAX EXEMPTION APPLICATION**

Project Name/Address: 49 PALM SQUARE

PART ONE - APPLICANT INFORMATION:

APPLICANT

Name: NOEL S. SMITH

Mailing Address: 3737 N. OCEAN BLVD.
GULF STREAM, FL 33483

Telephone Number: (561) 860-7002 E-Mail: noelstime@gmail.com

AGENT

Name: ROGER COPE

Mailing Address: 80 NE 4th AVENUE
DELRAY BEACH, FL

Telephone Number: (561) 789-3791 E-Mail: Cope architects
@ bellsouth.net

OWNER (if other than applicant)

Name: _____

Mailing Address: _____

Telephone Number: _____ E-Mail: _____

Applicant is: Owner [] Lessee [] Other _____

PART TWO - PROPERTY INFORMATION:

Property Control Number: 12 43 46 16 34 0000 64 1 #2

Legal Description (attach separate sheet if necessary): SEE ATTACHED #1

Zoning Designation: RM MEDIUM DENSITY RESIDENTIAL

Property is: in a Local Historic District X in a National Register District
 Individually Listed on Local Register Individually Listed on National Register

Use of Property Prior to Improvements: RESIDENTIAL

Use of Property After to Improvements: RESIDENTIAL

Original Date of Construction: 1934

Dates of Previous Alterations: NONE

Has the building ever been moved or relocated? () Yes X No

If so, when? From Where?

Description of Physical Appearance Prior to Improvements:

Provide information about the major *exterior and interior* features of the building. Describe the building in its *existing condition* (before improvement) -- not as it was when first built (unless unchanged) or as it will be after improvement. Note the architectural style, exterior construction materials (wood, brick, etc.), type of roof (flat, gable, hipped, etc.), number of stories, basic plan (rectangular, irregular, L-shaped, etc.), and distinguishing architectural features (placement and type of windows, chimneys, porches, decorative interior features or spaces). Describe any changes that have been made to the building since its original construction (i.e., additions, porch enclosures, new storefronts, relocation of doors and windows, and alterations to the interior). Other buildings on the property such as carriage houses, barns and sheds should also be described. Finally, discuss the way in which the building relates to others in the district in terms of siting, scale, material, construction, and date of construction.

SEE ATTACHMENT #3

Statement of Significance:

Summarize how the building contributes to the significance of the district. This summary should relate to the significance of the district (including the district's period of significance) as identified in the National Register nomination or district designation documentation. Is it similar to other buildings in the district in scale, building materials, style, and period of construction? Note important persons from the past associated with the building, former uses of the property, and the name of the architect or builder, if known.

SEE ATTACHMENT #4

PART THREE – PROJECT INFORMATION

Type of request:

- ☒ Exemption under 196.1997, F.S. (standard exemption)
() Exemption under 196.1998, F.S. (exemption for properties occupied by non-profit organizations or government agencies and regularly open to the public)

Project Start Date: 10/16/15 #5 Project Completion Date: 02/14/18 #6
(Certificate of Occupancy Issued by Building Department)

Total Estimated Project Costs: \$1,120,902.20 Attachment #5

Total Project Cost Attributed Solely to the Historic Structure: \$1,023,411.20 #5

PART FOUR: APPLICATION REQUIREMENTS

Please provide one complete of all applicable items noted below.

- ☐ **Warranty Deed**
- ☐ **Survey** – Provide a copy of a survey from both before and after the improvements when the building footprint(s) has changed.
- ☐ **Site Plan, Exterior Elevations, Floor Plans** – As approved by the HPB.
- ☐ **Attachment Sheets** – When necessary.
- ☐ **Photographs (Labeled)** – Provide a before and after photo of each exterior elevation, all new construction, and all interior improvements. Each page should contain a before and after photo of the same item; provide a corresponding description of the photos and the improvements. Photographs are not returnable. Polaroid photographs are not acceptable. Such documentation is necessary for evaluation of the effect of the improvements on the historic structure. Where such documentation is not provided, review and evaluation cannot be completed. This shall result in a recommendation for denial of the request for exemption. NOTE: All features should be identified with the approximate date, a description, and impact of work on existing feature. All pages should include the property address.
- ☐ **Most Recent Tax Bill**
- ☐ **Applicable Fee, payable to the City of Delray Beach** - See cover sheet.
- ☐ **Executed Agent Authorization Form**

PART FIVE: APPLICATION REVIEW

For Historic Preservation Planner Use Only.

The Historic Preservation Planner has reviewed the Historic Preservation Property Tax Exemption Application for the subject property and hereby:

- () Certifies that the above referenced property qualifies as a historic property consistent with the provisions of s. 196.1997 (11), F.S.
- () Certifies that the above referenced property does not qualify as a historic property consistent with the provisions of s. 196.1997 (11), F.S.
- () Certifies that the above referenced property qualifies for the special exemption provided under s. 196.1998, F.S., for properties occupied by non-profit organizations or government agencies and regularly open to the public.
- () Certifies that the above referenced property does not qualify for the special exemption provided under s. 196.1998, F.S.
-

The Historic Preservation Planner has reviewed the Historic Preservation Property Tax Exemption Application for the subject property and hereby:

- () Determines that improvements to the above referenced property are consistent with the Secretary of Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, and the criteria set forth in Chapter 1A-38, F.A.C.
- () Determines that improvements to the above referenced property are not consistent with the Secretary of Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, and the criteria set forth in Chapter 1A-38, F.A.C. All work not consistent with the referenced Standards, Guidelines and criteria are identified in the Review Comments. *Recommendations to assist the applicant in bringing the proposed work into compliance with the referenced Standards, Guidelines and criteria are provided in the Review Comments.*
-

The Historic Preservation Planner has reviewed the Historic Preservation Property Tax Exemption Application for the subject property and hereby:

- () Determines that the completed improvements to the property are consistent with the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, and other criteria set forth in Chapter 1A-38, F.A.C., and, therefore, recommends approval of the requested historic preservation tax exemption.
- () Determines that the completed improvements to the above referenced property are not consistent with the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, and other criteria set forth in Chapter 1A-38, F.A.C., and, therefore, recommends denial of the requested historic preservation tax exemption for the reasons stated in the Review Comments below.

Review Comments: _____

Signature _____

Typed or printed name _____

Title _____

PART SIX: OWNER ATTESTATION

I hereby attest that the information I have provided is, to the best of my knowledge, correct, and that I own the property described above or that I am legally the authority in charge of the property. Further, by submission of this Application, I agree to allow access to the property by the Historic Preservation Planner of the City of Delray Beach, Planning and Zoning Department, and appropriate representatives of the local government from which the exemption is being requested, for the purpose of verification of information provided in this Application. I also understand that, if the requested exemption is granted, I will be required to enter into a Covenant with the local government granting the exemption in which I must agree to maintain the character of the property and the qualifying improvements for the term of the exemption.

NOEL S. SMITH Noel Smith 3/15/18
Name Signature Date

Complete the following if signing for an organization or multiple owners:

Title Organization name

I hereby apply for the historic preservation property tax exemption for the restoration, rehabilitation or renovation work as approved by the Historic Preservation Board. I attest that the information provided is, to the best of my knowledge, correct, and that in my opinion the completed project conforms to The Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, and is consistent with the work approved by the Historic Preservation Board. I also attest that I am the owner of the property described above or, if the property is not owned by an individual, that I am the duly authorized representative of the owner. Further, by submission of this Application, I agree to allow access to the property by Historic Preservation Planner of the City of Delray Beach, Planning and Zoning Department, where such office exists, and appropriate representatives of the local government from which the exemption is being requested, for the purpose of verification of information provided in the Application and this Request. I understand that, if the requested exemption is granted, I will be required to enter into a Covenant with the local government granting the exemption in which I must agree to maintain the character of the property and the qualifying improvements for the term of the exemption. I also understand that falsification of factual representations in this Application or Request is subject to criminal sanctions pursuant to the Laws of Florida.

NOEL S. SMITH Noel Smith 3/15/18
Name Signature Date

Complete the following if signing for an organization or multiple owners:

Title Organization name

PART SEVEN: OWNER'S CONSENT AND DESIGNATION OF AGENCY

(This form must be completed by ALL property owners)

I NOEL S. SMITH, the fee simple owner of the following described
(Owner's Name)

property (give legal description):

hereby petition to the City of Delray Beach for approval of a Tax Exemption Application for the
property located at 49 PALM SQUARE and affirm that

ROGER COPE is hereby designated
(Applicants/Agent's Name)

to act as agent on my behalf to accomplish the above.

I certify that I have examined the application and that all statements and diagrams submitted
are true and accurate to the best of my knowledge. Further, I understand that this application,
attachments and fees become part of the Official Records of the City of Delray Beach, Florida,
and are not returnable.

Noel S. Smith
(Owner's Signature)

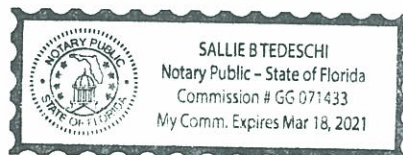
The foregoing instrument was acknowledged before me this 15, day of March,
2018 by Noel S. Smith, who is personally known to me or has produced
known (type of identification) as identification and who did take an oath.

Sallie B. Tedeschi
(Printed Name of Notary Public)

Sallie B. Tedeschi
(Signature of Notary Public)

Commission # GG 071433, My Commission Expires 3-18-2021.

(NOTARY'S SEAL)



PART EIGHT: TAX EXEMPTION APPLICATION REVIEW PROCESS

1. Upon HPB approval of the application, a **Resolution** will be reviewed at the next available City Commission meeting. This review is to authorize the exemption from the City's portion of property taxes.
2. Following approval of the Resolution, a **Property Tax Exemption Covenant** will be provided to the property owner for signature. This Covenant requires the owner(s) to maintain the improvements during the ten (10) year period that the exemption is granted. The Covenant must be **signed and notarized** by a Public Notary for all owners of record of the subject property. Upon signature by the Historic Preservation Planner, the Covenant must then be **recorded by the property owner** (at an additional charge) in the official records of Palm Beach County at:
The Palm Beach County Court House
Recording Department, Room 4.25
205 North Dixie Highway
P.O. Box 4177
West Palm Beach, Florida 33402
(561) 355-2991
3. **Two (2) copies** of the recorded Covenant must be delivered to the Historic Preservation Planner. One (1) of the Property Tax Exemption Covenant copies must be a **Certified Copy**.
4. Upon receiving the two (2) copies of the recorded Covenant, the Historic Preservation Planner will send copies of the following documents to the **Palm Beach County, Property Appraiser's Office, and the Palm Beach County, Planning, Zoning and Building Department, by OCTOBER 1st**:
 - a. HPB Staff Reports for the COA and Tax Exemption Application;
 - b. Certified copy of the recorded Property Tax Exemption Covenant to the Palm Beach County, Property Appraiser's Office;
 - c. Non-certified copy of the Covenant to the Palm Beach County, Planning, Zoning and Building Department;
 - d. Resolution of the City Commission approving the Completed Work Application.
6. Palm Beach County's Planning, Zoning and Building Department will forward this request for the exemption from the County's portion of the property taxes to the County Commission for their approval. The County staff may require additional information. The property owner will also have to enter into a covenant with the County. This covenant will also need to be recorded (additional charge).
7. This documentation will authorize the tax exemption for the Property Appraiser's Office from the City's and the County's portion of property taxes associated with the increased value of the historic property due to improvements.

*Please be aware that the **Palm Beach County, Property Appraiser's Office and the Palm Beach County, Planning, Zoning and Building Department** must have all documentation prior to or on **OCTOBER 1st** of the year preceding the year the tax exemption is to commence.*

DESCRIPTION:

PARCEL A:

COMMENCING AT THE NORTHWEST CORNER OF BLOCK 125, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3; THENCE EASTERLY ALONG THE NORTH LINE OF SAID BLOCK 125, A DISTANCE OF 302.27 FEET TO A POINT, SAID POINT BEING 51.1 FEET EAST OF THE NORTHWEST CORNER OF BLOCK 133 OF SAID PLAT; THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID BLOCK 133, A DISTANCE OF 338.60 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133 TO THE EAST RIGHT OF WAY LINE OF PALM STREET; THENCE SOUTHERLY ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 75 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 110.11 FEET; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY LINE OF PALM STREET, A DISTANCE OF 50 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 12 FEET, MORE OR LESS, TO A POINT, SAID POINT BEING 51.15 FEET EASTERLY OF THE WEST LINE OF SAID BLOCK 133; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY OF PALM STREET, 25 FEET TO THE POINT OF BEGINNING.

ALSO KNOWN AS LOT 64 (LESS THE EAST 3 FEET) AND ALL OF LOTS 65 AND 66, PALM SQUARE, UNRECORDED.

PARCEL B:

A PARCEL OF LAND IN BLOCK 125 AND BLOCK 133, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID BLOCK 125; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID BLOCK 125, A DISTANCE OF 311.12 FEET TO THE NORTHWEST CORNER OF SAID BLOCK 133; THENCE SOUTHERLY, ALONG THE WEST LINE OF BLOCK 133 (ALSO BEING THE EAST LINE OF BLOCK 125), A DISTANCE OF 338.60 FEET TO THE POINT OF BEGINNING; THENCE EASTERLY PARALLEL WITH THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 51.15 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE PARALLEL WITH THE SAID WEST LINE OF BLOCK 133, A DISTANCE OF 12.5 FEET TO A POINT; THENCE WESTERLY, ALONG A LINE PARALLEL WITH THE SAID NORTH LINE OF BLOCKS 133 AND 125, A DISTANCE OF 122.27 FEET TO THE EAST RIGHT OF WAY LINE OF PALM WAY; THENCE SOUTHERLY, ALONG THE SAID EAST RIGHT OF WAY LINE OF PALM WAY, BEING PARALLEL WITH THE SAID EAST LINE OF BLOCK 125, A DISTANCE OF 12.5 FEET TO A POINT; THENCE EASTERLY ALONG A LINE

Legal Description - Attachment #1

Attachment #1

Property Detail

Parcel Control Number: 12434616340000641

Location Address: 49 PALM SQ

Owners: SMITH NOEL S

Mailing Address: 3737 N OCEAN BLVD,GULF STREAM FL 33483 7436

Last Sale: Not available

Book/Page#: 08877 / 0079

Price: Not available

Legal Description: PALM SQUARE UNREC LT 64 (LESS E 3 FT), LTS 65, 66 & N 15 FT OF W 12 FT OF LT 84 IN OR303P673 & S 12.5 FT

2017 Values (Current)

Improvement Value	\$112,070
Land Value	\$633,452
Total Market Value	\$745,522
Assessed Value	\$745,522
Exemption Amount	\$0
Taxable Value	\$745,522

All values are as of January 1st each year

2017 Taxes

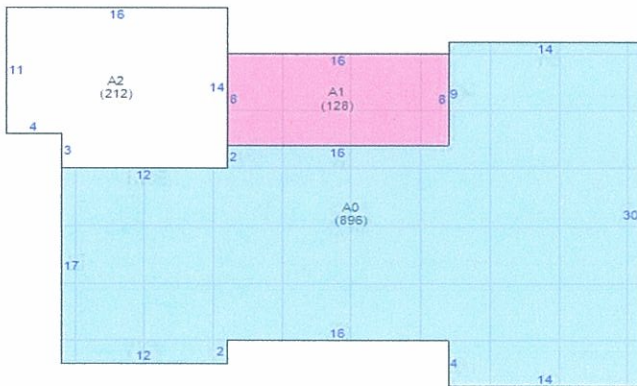
Ad Valorem	\$15,315
Non Ad Valorem	\$236
Total Tax	\$15,551

2018 Qualified Exemptions

No Details Found

Applicants

No Details Found

Building Footprint (Building 1)**Subarea and Square Footage (Building 1)**

Description	Area	Sq. Footage
BAS BASE AREA	1	896
FOP FINISHED OPEN PORCH	2	128
FOP FINISHED OPEN PORCH	3	212

Total Square Footage : 1236

Total Area Under Air : 896

Extra Features

Description Unit

POOL - IN-GROUND CLASS A 1

Unit may represent the perimeter, square footage, linear footage, total number or other measurement.

Structural Details (Building 1)

No	Description	
1.	Exterior Wall 1	WOOD SIDING
2.	Year Built	1934
3.	Air Condition Desc.	HTG & AC
4.	Heat Type	FORCED AIR DUCT
5.	Heat Fuel	NONE
6.	Bed Rooms	0
7.	Full Baths	2
8.	Half Baths	0
9.	Exterior Wall 2	N/A
10.	Roof Structure	GABLE/HIP
11.	Roof Cover	ASPH/COMP. SHG.
12.	Interior Wall 1	PLASTER
13.	Interior Wall 2	N/A
14.	Floor Type 1	HARDWD/PARQUET
15.	Floor Type 2	N/A
16.	Stories	1

Acres 0.23

MAP



DOROTHY JACKS
CFA, AAS
Palm Beach County Property Appraiser

Homestead Exemption **E-file**



Location Address 49 PALM SQ
Municipality DELRAY BEACH
Parcel Control Number 12-43-46-16-34-000-0641
Subdivision PALM SQUARE UNREC ON AM 89
Official Records Book 08877 Page 0079
Sale Date JUL-1995

Legal Description PALM SQUARE UNREC LT 64 (LESS E 3 FT), LTS 65, 66 & N 15 FT OF W 12 FT OF LT 84 IN OR303P673 & S 12.5 FT

Owners

SMITH NOEL S

Mailing address

3737 N OCEAN BLVD
GULF STREAM FL 33483 7436

Sales Date	Price	OR Book/Page	Sale Type	Owner
JUL-1995	\$100	08877 / 00079	QUIT CLAIM	SMITH NOEL S
JUL-1994	\$11,500	08333 / 01258	QUIT CLAIM	

No Exemption Information Available.

Number of Units 1 *Total Square Feet 1236 Acres 0.23
Use Code 0100 - SINGLE FAMILY Zoning RM - Medium Density Residential (12-DELRAY BEACH)

Tax Year	2017	2016	2015
Improvement Value	\$112,070	\$112,070	\$106,819
Land Value	\$633,452	\$586,530	\$514,500
Total Market Value	\$745,522	\$698,600	\$621,319

All values are as of January 1st each year

Tax Year	2017	2016	2015
Assessed Value	\$745,522	\$698,600	\$153,512
Exemption Amount	\$0	\$0	\$50,000
Taxable Value	\$745,522	\$698,600	\$103,512

Tax Year	2017	2016	2015
Ad Valorem	\$15,315	\$14,769	\$2,452
Non Ad Valorem	\$236	\$234	\$234
Total tax	\$15,551	\$15,003	\$2,686



DOROTHY JACKS
CFA, AAS
Palm Beach County Property Appraiser

Homestead Exemption E-file ▶



Owner Name: SMITH NOEL S

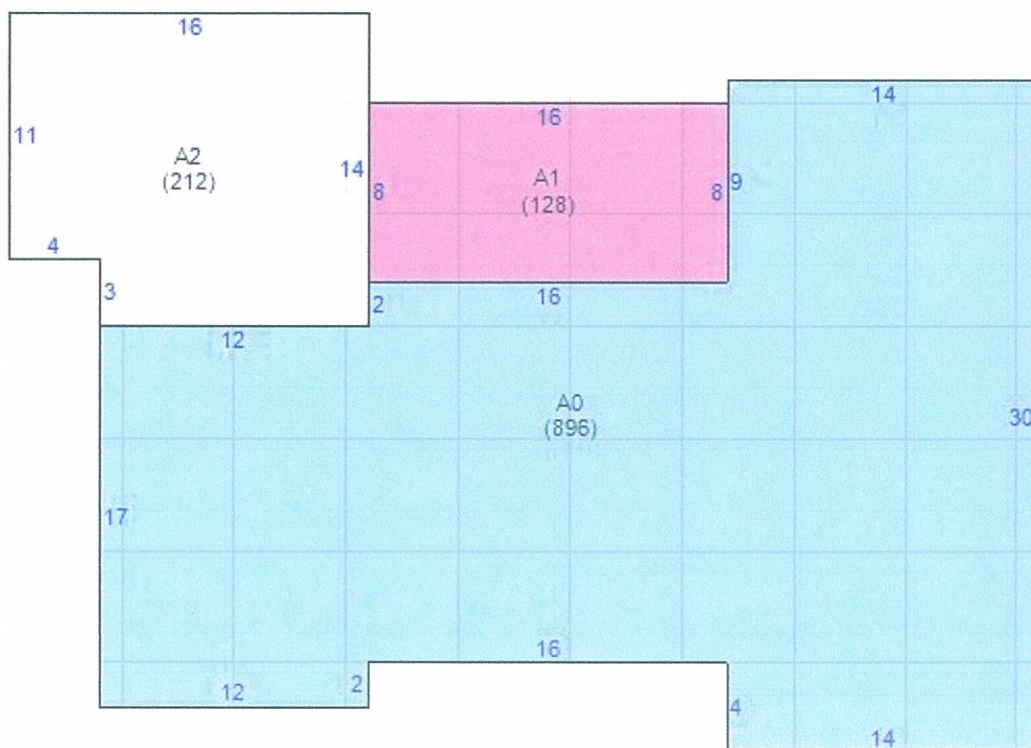
Parcel Control Number: 12-43-46-16-34-000-0641

Location Address: 49 PALM SQ

Structural Element for Building 1

1. Exterior Wall 1 WOOD SIDING
2. Year Built 1934
3. Condition HTG & AC Desc.
4. Heat Type FORCED AIR DUCT
5. Heat Fuel NONE
6. Bed Rooms 0
7. Full Baths 2
8. Half Baths 0
9. Exterior Wall 2 N/A
10. Roof Structure GABLE/HIP
11. Roof Cover ASPH/COMP. SHG.
12. Interior Wall 1 PLASTER
13. Interior Wall 2 N/A
14. Floor Type 1 HARDWD/PARQUET
15. Floor Type 2 N/A
16. Stories 1

Sketch for Building 1



Subarea and Sq. Footage for Building 1

Code	Description	Sq. Footage
BAS	BASE AREA	896
FOP	FINISHED OPEN PORCH	128
FOP	FINISHED OPEN PORCH	212
Total Square Footage :		1236
Total Area Under Air :		896

File No.: 195730/kb
Return to and Prepared by:
Douglas R. Neu, Esq.
Patch Reef Title Company, Inc.
7015 Beracasa Way, Suite 201
Boca Raton, Florida 33433

Grantee S.S. No.:
Name: NOEL STANLEY SMITH
Parcel No.: 12-43-46-34-000-0641

AUG-19-1995 2:28PM 75-259111
ORE 8877 Pg 79
10.00 Doc .70

CORRECTIVE QUIT CLAIM DEED

This Indenture made this 17th day of July, 1995 BETWEEN PATRICIA JOYCE SMITH, a single woman, of the County of Delray, State of Florida, whose post office address is: 1001 West Street, Delray Beach, FL 33444

grantor*,
and NOEL STANLEY SMITH, a single man
whose post office address is 49 Palm Square, Delray Beach, Florida 33486

of the County of Palm Beach, State of Florida grantee*.

WITNESSETH, That the said first party, for and in consideration of the sum of TEN AND 00/100 (\$10.00) Dollars in hand paid by second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Palm Beach, State of Florida, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

THIS CORRECTIVE QUIT CLAIM DEED IS GIVEN TO REFLECT THE MARITAL STATUS OF THE PARTIES IN THAT CERTAIN QUIT CLAIM DEED RECORDED IN OFFICIAL RECORD BOOK 8333, PAGE 1258, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Witness: Katherine Batchelder
(Please print name below signature)

Patricia Joyce Smith
PATRICIA JOYCE SMITH

Witness: Jacqueline C. Rodriguez
(Please print name below signature)

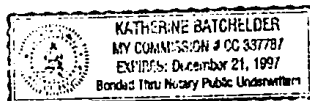
STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 17th day of July, 1995 by PATRICIA JOYCE SMITH, who is personally known to me or who has produced a Florida Driver's License, as identification.

My commission expires:

Katherine Batchelder
Notary Public

Katherine Batchelder
(Please print name of Notary)



Name

Address

ORS 8877 Ps 80
DOROTHY H. WILKEN, CLERK PB COUNTY, FL

Property Appraisers Parcel Identification (Folio) Number(s):

EXHIBIT A

Commencing at the Northwest corner of Block 125, Town of Linton, Florida, (now known as Delray Beach) according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida in Plat Book 1, page 1, thence Easterly along the North line of said Block 125 a distance of 362.27 feet to a point, said point being 51.1 feet East of the Northwest corner of Block 133 of said Plat; thence Southerly parallel to the West line of said Block 133 a distance of 338.60 feet to the point of Beginning; thence Westerly parallel to the North line of said Block 133 to the East right-of-way line of Palm Street; thence Southerly along said East right-of-way line a distance of 75 feet; thence Easterly parallel to the North line of said Block 133 a distance of 110 feet; thence Northerly parallel to the East right-of-way line of Palm Street a distance of 50 feet; thence Easterly parallel to the North line of said Block 133 a distance of 12 feet, more or less, to a point, said point being 51.15 feet Easterly of the West line of said Block 133; thence Northerly parallel to the East right-of-way line of Palm Street 25 feet to the Point of Beginning.

(Also known as Lot 64 (less the East 3 feet) and all Lots 65 and 66, PALM SQUARE, UNRECORDED)

PARCEL B

A parcel of land in Block 125 and Block 133, Town of Linton, Florida (now known as Delray Beach) according to the Plat thereof on file in the office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 1, page 3, being more particularly described as follows:

Commence at the Northwest corner of said Block 125; thence Easterly along the North line of said Block 125, a distance of 311.12 feet to the Northwest corner of said Block 133; thence Southerly along the West line of Block 133 (also being the East line of Block 125), a distance of 338.60 feet to the Point of Beginning; Thence Easterly parallel with the North line of said Block 133, a distance of 51.15 feet to a point; thence Northerly along a line parallel with the said West line of Block 133, a distance of 12.5 feet to a point; thence Westerly along a line parallel with the said North line of Blocks 133 and 125, a distance of 122.27 feet to the East right-of-way line of Palm Way; thence Southerly along the said East right-of-way line of Palm Way, being parallel with the said East line of Block 125, a distance of 12.5 feet to a point; thence Easterly along a line parallel with the said North line of Block 125, a distance of 71.12 feet to the Point of Beginning.

(Also known as the South one half of Lot 61 (LESS the East three feet) PALM SQUARE, UNRECORDED)

Attachment #3



From: noel smith noelstime@gmail.com
Subject: 49 Palm Square
Date: March 15, 2018 at 2:04 PM
To: noel smith noelstime@gmail.com
Bcc: noel smith noelstime@gmail.com

DESCRIPTION OF PHYSICAL APPEARANCE PRIOR TO IMPROVEMENTS :

The structure was constructed in 1934 totaling 1236 square feet. The dwelling is reminiscent of many such cottages built in the early years of Delray Beach. Most all the structure was of cypress wood with the exception of the Dade County pine floors.....now a rarity in construction. There was a concrete block foundation and a central fireplace. The front of the cottage had two (2) gables that looked out to the street (Palm Square). There were two bedrooms and a shared bathroom plus a linen closet on the south side. The north side included a kitchen and laundry room. A living room faced out to the street and a porch looked out to the rear. There were no additional buildings. The building lot was large by District standards and was populated with all manner of trees and other greenery. Coquina stone was evident in the structure and around the property. In 1976 Mr. Cook offered to sell the property to Mr. Smith (the owner) on the condition that all the trees be protected. Mr. Smith agreed to the condition. The property has been in the Smith Family since that date.

Attachment #4

STATEMENT OF SIGNIFICANCE:

The remodeled structure replicates the original footprint of the 1934 home since it is built on those same cypress beams and boards. The street elevation is higher as protection against the Intracoastal flooding brought about by the higher tides of recent years. The same building materials were used to maintain the historic significance of the structure.....all cypress wood except for the Dade County pine floors. The living arrangements are the same as the 1934 design with two bedrooms sharing a master bathroom. The linen closet is in the same place. However, the laundry area location was switched to the old kitchen location. The door that lead to a parked vehicle leads to a carport and the outside shower now has a cabana built around it for privacy. Mr. Cook will be happy no trees were harmed in the renovation. A low area in the front of the property is now a formal pond since it is a requirement to keep water on the property and avoid runoffs. Coquina stone decorates the fireplace and the mortar includes sand from the invasion beaches of the Normandy coast.....lest we forget.

Attachment #5

CURTIS D. MEADE, INC.

General Contractors
Fl. License CGC-013193

PO Box 3459, Boynton Beach, FL 33424 Ph. 561-742-1140 Fax 561-828-2401

raimo@curtismeade.com

PROPOSAL

10/7/2015

TO: **NOEL SMITH & LINDA HARPER**

RE: **DEMOLITION INCLUDING RAISING HOUSE**

PROPOSAL:

WE HEREBY PROPOSE TO FURNISH ALL LABOR AND MATERIAL REQUIRED TO PERFORM THE DEMOLITION TO THE RESIDENCE LOCATED AT **49 PALM SQUARE DELRAY BEACH, FL** AS DIRECTED BY THE OWNER OR OWNERS AGENT **COPE ARCHITECTS, INC.**

ALL WORK WILL BE PERFORMED ON A TIME AND MATERIAL BASIS. THE OWNER WILL BE INVOICED THE ACTUAL COST OF THE WORK TO THE CONTRACTOR, INCLUDING THE CONTRACTORS LABOR AND SUPERVISORY COST, PLUS A **15%** FEE REPRESENTING OVERHEAD AND PROFIT. THE OWNER WILL BE INVOICED AT 3-4 WEEK INTERVALS. EACH INVOICE WILL CONTAIN COPIES OF ALL OF THE INVOICES RECEIVED TO DATE BY THE CONTRACTOR, PLUS AN HOURLY BREAKDOWN OF THE CONTRACTORS LABOR COST. THE DEPOSIT REQUESTED WILL BE CREDITED TOWARD THE FIRST INVOICE.

THE LABOR RATES TO BE CHARGED ARE:

FOREMAN/SUPERVISOR \$55.00/HR.

CARPENTER \$50.00/HR.

APPRENTICE CARPENTER \$35.00/HR

COORDINATOR (RESPONSIBLE FOR SUBMITTALS, PERMITTING, ORDERING, ETC.) \$40.00/HR.

LABORER \$25.00/HR.

TERMS: **\$20,000.00** DEPOSIT, BALANCE AS WORK PROGRESSES.

CURTIS MEADE INC.

GENERAL CONTRACTORS- LICENSE #CGC-1511786
1706 CORPORATE DRIVE
BOYNTON BEACH, FL 33426
PH: 561-742-1140 FAX: 561-828-2401

7/11/2016

BUDGET ESTIMATE SHEET

JOB NAME: NOEL S. SMITH AND LINDA HARPER SMITH
ARCHITECT: COPE ARCHITECTS INC.
ARCHITECTURAL CONSULTANT: MICHAEL J. JOHNSON, AIA ARCHITECT
DATE OF PLANS: FEBRUARY 19, 2016
ENGINEER: MCCARTHY AND ASSOCIATES INC.
DESIGNER: TO BE DETERMINED

GENERAL CONDITIONS

BUILDING PERMIT FEES - BALANCE REMAINING	8,440
FPL CONNECTION FEES - TEMP. ELECTRIC ALLOWANCE	2,100
SEWER CONNECTION/UPGRADE ALLOWANCE	1,500

SITework ALLOWANCES

TRASH REMOVAL/ DUMPSTER FEES	6,000
FILL, GRAVEL (4") AND COMPACT	1,800
SURVEYING/ DENSITY TESTING	2,500
RENTAL EQUIPMENT	2,000
SCAFFOLDING	1,500
PORTABLE TOILET	1,300
SITE DRAINAGE	1,500
TERMITE SPRAY - INCLUDED IN SHELL	0
TEMPORARY AIR	1,500

DEMOLITION

RELATED TO HOUSE ONLY. LANDSCAPE REMOVAL BY OTHERS	16,700
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LEAD RENOVATION ALLOWANCE

PROPER REMOVAL AND DISPOSAL OF EXTERIOR SIDING CONTAINING LEAD PER EPA GUIDELINES	4,500
--------------------------------------------------------------------------------------	-------

SHELL

178,000

ROOF TRUSS ALLOWANCE

7,365

ROOFING

18" TAPERSAWN CEDAR SHAKES	33,610
----------------------------	--------

WATERPROOFING ALLOWANCE

3,500

COPPER FLASHINGS, WINDOW PANS, ETC. ALLOWANCE

3,000

EXTERIOR DOORS AND WINDOWS - ALL DOORS ARE IMPACT-RATED
INCLUDING INSTALLATION (KOLBE)

107,132

<u>ENTRY DOOR ALLOWANCE</u>	6,900
SIGNATURE DOOR COLLECTION SAPELE PREHUNG DOOR	
<u>EXTERIOR SIDING, CROWN AND TRIM ALLOWANCE</u>	
MATERIALS	8,500
LABOR	
<u>BRICK WORK ALLOWANCE</u>	
MATERIALS	8,000
LABOR TO INSTALL	14,000
<u>DECORATIVE CRAWLSPACE VENT ALLOWANCE</u>	1,000
NUMBER AND DESIGN PENDING	
<u>COPPER GUTTER ALLOWANCE</u>	0
NONE SHOWN	
<u>DECORATIVE SHUTTER ALLOWANCE</u>	2,500
B&B - REUSE EXISTING IF CORRECT SIZE OTHERWISE 6-1/2 PAIRS	
<u>TRELLIS ALLOWANCE</u>	
TWO SEPARATE UNITS - FRONT AND BACK	20,000
NOTE: NO STRUCTURAL DETAILS GIVEN ON TRELLIS	
<u>ELECTRICAL ALLOWANCE</u>	
LABOR AND MATERIAL	39,100
<u>LOW VOLTAGE ALLOWANCE</u>	
STRUCTURAL WIRING	1,457
SECURITY ALARM	3,377
<u>PLUMBING ALLOWANCE</u>	
LABOR AND MATERIAL INCLUDING 2 RINNAI HOT WATER HEATERS	21,550
FIXTURE ALLOWANCE (NO SELECTIONS TO DATE)	9,800
<u>AIR CONDITIONING ALLOWANCE</u>	
4 TON CARRIER HEAT PUMP WITH BACK UP HEAT	17,350
<u>INSULATION ALLOWANCE</u>	4,860
OPTION:	
R-14 FOAM UNDER MAIN RESDIENCE AND CABANA FLOOR AREAS AT CRAWAL SPACE	0
ADD: \$3,270.00	
<u>FRAMING, DRYWALL & FINISHING ALLOWANCE</u>	19,600
LEVEL 5 FINISH	

CABINETRY ALLOWANCE- SELECTION / DESIGN PENDING (THE WORKSHOP)
 PREFINISHED MAPLE INTERIORS WITH PANEL DOORS & DRAWER FRONTS. ALL
 DRAWERS TO HAVE BLUM TANDEM SOFT CLOSE GLIDE AND ALL HINGES TO BE
 BLUM SOFT CLOSE. PAINTED FINISH

<u>KITCHEN</u> (UP TO 90" HIGH)	35,426
<u>MASTER / GUEST BATH</u>	3,540
<u>CABANA VANITY</u>	2,661

COUNTERTOP AND VANITY ALLOWANCES - SELECTIONS PENDING

FABRICATE AND INSTALL STANDARD STONE TOPS WITH STANDARD 1-1/2" EDGE
 DETAIL AND CUT OUTS FOR SINKS. MATERIAL ALLOWANCE: \$11.50 SQ/FT

<u>MASTER BATH</u>	750
<u>KITCHEN</u>	6,100
<u>KITCHEN BACK SPLASH</u> (MOZAIC OR SAME STONE AS COUNTER TOP)	2,110
<u>LAUNDRY</u>	350
<u>CABANA</u>	650

TILE AND STONE ALLOWANCES SELECTIONS PENDING

BATHROOMS TILE / STONE WORK INCLUDES SHOWER WET WALLS, SHOWER
 FLOOR AND BATH FLOOR.

<u>POWDER ROOM TILE</u>	3,420
OPTION: USE NATURAL STONE	USE: \$4,140.00 0
<u>MASTER BATH TILE</u>	4,410
OPTION: USE NATURAL STONE	USE: \$5,168.00 0
<u>LAUNDRY FLOOR TILE</u>	700
<u>CABANA BATH TILE</u>	3,835
OPTION: USE NATURAL STONE	USE: \$4,580.00 0

SHOWER ENCLOSURE ALLOWANCE

3 FRAMELESS BY-PASS UNITS AND 1 HINGED DOOR WITH FIXED PANEL

3,600

WOOD FLOORING ALLOWANCE SELECTION PENDING

FURNISH & INSTALL 3/4" X 2-1/4" RED OAK FLOORING: LIVING ROOM, DINING
 ROOM, KITCHEN, PANTRY, MASTER & GUEST BEDROOMS AND ADJOINING
 CLOSETS

16,251

CLOSET SHELVING ALLOWANCE

DESIGN PENDING

3,500

PAINTING

LABOR & MATERIALS FOR INTERIOR AND EXTERIOR

40,000

INTERIOR MILLWORK ALLOWANCE

DOORS
 TRIM - SELECTIONS AND CEILING DESIGNS PENDING

6,725
 9,500

<u>FINISH HARDWARE ALLOWANCE</u>	2,500
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APPLIANCE ALLOWANCE

INDOOR KITCHEN	15,000
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OUTDOOR KITCHEN	7,000
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<u>LUMBER AND OTHER MISC. MATERIALS ALLOWANCE</u>	7,500
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<u>CONSTRUCTION CLEANING UPON COMPLETION</u>	2,000
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<u>CONTRACTORS LABOR, ADMINISTRATIVE AND SUPERVISORY ALLOWANCE</u>	130,000
---------------------------------------------------------------------------	---------

SUBTOTAL	869,469
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15% OVERHEAD AND PROFIT	130,420
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BUDGET ESTIMATE TOTAL	999,889
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LANDSCAPE / HARDSCAPE ALLOWANCES

<u>POOL</u> - REPLACE COPING, WATERLINE TILE, RE-SHOOT POOL AND REPLACE	45,261
-------------------------------------------------------------------------	--------

PLUMBING

<u>POOL ELECTRIC</u>	2,100
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<u>LANDSCAPE LIGHTING</u> - NO SPECS OR DESIGN	15,000
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<u>POOL ALARMS</u> - BATTERY OPERATED / REMOVEABLE	300
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NOTE: OTHER OPTION IS POOL FENCE SURROUNDING POOL

<u>LANDSCAPE ALLOWANCE</u> - BY OWNER	0
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<u>IRRIGATION</u> - BY OWNER	0
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<u>POOL DECK</u>	15,000
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DRIVEWAY BASE - CRUSHED ROCK

DRIVEWAY - POURED CONCRETE	5,500
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<u>FENCING ALLOWANCE</u>	4,600
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<u>MOTORIZED DRIVEWAY GATE</u>	10,000
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SUBTOTAL	97,761
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15% OVERHEAD AND PROFIT	14,664
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HARDSCAPE AND LANDSCAPE BUDGET ESTIMATE TOTAL	112,425
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COMBINED HOUSE AND LANDSCAPE / HARDSCAPE BUDGET TOTAL	1,112,315
--------------------------------------------------------------	------------------

49 LABOR & SUPERVISION ALLOWANCE 130,000.00 19,040.90 4,390.00 24,043.00 4,390.00 100,900.14 10.00%

ADDITIONAL ITEMS / CHANGE ORDERS

BILL SEAMAN-EXTRA ROW OF BLOCK	1,750.00	1,750.00		1,750.00	0.00	0.00	100.00%
BILL SEAMAN-CHIMNEY BASE/FLOOR JOIST	5,718.00	0.00	5,718.00				
SUBTOTAL	876,937.00	219,098.58	124,565.46	343,664.04	124,565.46	533,272.96	39.19%
15% OVERHEAD AND PROFIT	131,540.20	32,864.79	18,684.82	51,549.61	18,684.82	79,990.59	39.19%
TOTAL	1,008,477.20	251,963.37	143,250.28	395,213.65		613,263.55	39.19%
					143,250.28		

LANDSCAPE/HARDSCAPE

POOL-REPLACEW COPING, WATERLINE TIL	45,261.00	0.00		0.00	0.00	45,261.00	0.00%
POOL ELECTRIC	2,100.00	0.00		0.00	0.00	2,100.00	0.00%
POOL ALARMS	300.00	0.00		0.00	0.00	300.00	0.00%
LANDSCAPE LIGHTING	15,000.00	0.00		0.00	0.00	15,000.00	0.00%
IRRIGATION- BY OWNER	0.00	0.00		0.00	0.00	0.00	0.00%
LANDSCAPE-BY OWNER	0.00	0.00		0.00	0.00	0.00	0.00%
POOL DECK	15,000.00	0.00		0.00	0.00	15,000.00	0.00%
DRIVEWAY BASE/POUR CONCRETE	5,500.00	0.00		0.00	0.00	5,500.00	0.00%
FENCING	4,600.00	0.00		0.00	0.00	4,600.00	0.00%
MOTORIZED DRIVEWAY GATE	10,000.00	0.00		0.00	0.00	10,000.00	0.00%
SUBTOTAL	97,761.00	0.00	0.00	0.00	0.00	97,761.00	0.00%
FIXED FEE OVERHEAD AND PROFIT	14,664.00	0.00	0.00	0.00		14,664.00	0.00%
TOTAL	112,425.00	0.00	0.00	0.00		112,425.00	0.00%

					0.00		
GRAND TOTAL	1,120,902.20	251,963.37	143,250.28	395,213.65		725,688.55	35.26%
					143,250.28		

\$ 1,120,902.20
less

\$ 97,761.00 =

\$ 1,120,902.20

Attachment #6

From: Hannah Farren Hannah@curtismeade.com
Subject: CERTIFICATE OF OCCUPANCY
Date: February 16, 2018 at 1:36 PM
To: noelstime@gmail.com, harper3737@aol.com
Cc: Raimo Karvonen raimo@curtismeade.com, generalland@bellsouth.net

Hello Mr. and Mrs. Smith,

Attached is a copy of your Certificate of Occupancy. We will mail you the hard copy as well. Would you like it mailed to the Gulf Stream address?

Best Regards,

Hannah Farren
561-742-1140 x3
hannah@curtismeade.com

2.14.2018

City of Delray Beach Florida
100 NW 1ST AVE
DELRAY BEACH FL 33444

CERTIFICATE OF OCCUPANCY/CERTIFICATE OF COMPLETION

Application Number 16-00161976 000 000
CO Issue Date 2/14/18
Parcel Number 12 43 46 16 34 000 0641
Property Address 49 PALM SQ
DELRAY BEACH FL 33483
Subdivision Name PALM SQUARE UNRECORDED
Legal Description PALM SQUARE UNREC
LT 64 (LESS E 3 FT), LTS 65,
66 & N 15 FT OF W 12 FT OF
LT 84 IN OR303P673 & S 12.5
Property Zoning MEDIUM DENSITY RESIDENT
Owner SMITH NOEL S
49 PALM SQ
DELRAY BEACH FL 33483-5317
Contractor MEADE, INC., CURTIS D.
Description of Work ADDITION - SINGLE FAMILY
Valuation \$ 411,200
Construction Type TYPE V-B
Occupancy Type RES-SINGLE FAMILY/DUPLEX
Flood Zone FLOOD ZONE X
Building Code Edition . . . FBC/SBC: 1994, 1997, 2001, 2004, 2007, 2010, 2014

NOTES:

ADDITION & INTERIOR ALTERATION
FLOOD ZONE: X
FFE: -EXIST'G
CODE VER: FBC 2014
THE CITY OF DELRAY BEACH ENCOURAGES THE
USE OF ENERGY STAR PRODUCTS.

Building Official Steve Tobias,

VOID UNLESS SIGNED BY BUILDING OFFICIAL OR DESIGNEE

The described portion of the structure has been inspected for compliance with the requirements of the code for the occupancy and division of occupancy and the use for which the proposed occupancy is classified.

Recording Requested By:
WELLS FARGO HOME MORTGAGE

When Recorded Return To:

LIEN RELEASE DEPT
WELLS FARGO HOME MORTGAGE
MAC X9901-L1R
P.O. BOX 1629
MINNEAPOLIS, MN 55440

CFN 20140241824
OR BK 26886 PG 1879
RECORDED 07/01/2014 09:47:29
Palm Beach County, Florida
Sharon R. Bock, CLERK & COMPTROLLER
Pgs 1879 - 1880; (2pgs)

RELEASE OF MORTGAGE

WFHM - CLIENT 708 #:0171569676 "SMITH" Lender ID:042552/0171569676 Palm Beach, Florida
KNOW ALL MEN BY THESE PRESENTS that Wells Fargo Bank, N.A. whose address is 2701 WELLS FARGO
WAY, X9901-L1R, MINNEAPOLIS, MN 55467, the present Mortgagee of a certain Mortgage, whose parties, dates
and recording information are below, does hereby cancel and discharge said Mortgage.

Original Mortgagor: NOEL STANLEY SMITH
Original Mortgagee: WELLS FARGO BANK, N.A.
Dated: 07/17/2007 Recorded: 08/02/2007 in Book/Reel/Liber: 21993 Page/Folio: 1565 as Instrument No.:
20070371290 in the County of Palm Beach State of Florida

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

Property Address: 49 PALM SQUARE, DELRAY BEACH, FL 33483

IN WITNESS WHEREOF, Wells Fargo Bank, N.A. by the officers duly authorized, has duly executed the foregoing
instrument.

Wells Fargo Bank, N.A.
On June 23rd, 2014

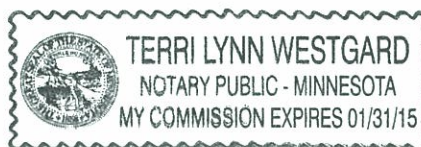
By: Cynthia E. Jones
CYNTHIA E. JONES, Vice President
Loan Documentation

STATE OF Minnesota
COUNTY OF Hennepin

On June 23rd, 2014, before me, TERRI L WESTGARD, a Notary Public in and for Hennepin in the State of
Minnesota, personally appeared CYNTHIA E. JONES, Vice President Loan Documentation, personally known to me
(or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the
within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity,
and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s)
acted, executed the instrument.

WITNESS my hand and official seal,

Terr L Westgard
TERRI L WESTGARD
Notary Expires: 01/31/2015



(This area for notarial seal)

Prepared By:
Sui H. Lau, WELLS FARGO HOME MORTGAGE 2701 WELLS FARGO WAY, X9901-L1R, MINNEAPOLIS, MN 55467
800-288-3212

EXHIBIT A
LEGAL DESCRIPTION

Parcel A: Commencing at the northwest corner of Block 125, Town of Linton Florida, (now known as Delray Beach), according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida in Plat Book 1, page 3, thence easterly along the north line of said Block 125, a distance of 362.27 feet to a point, said point being 51.1 feet east of the northwest corner of Block 133 of said Plat, thence southerly parallel to the west line of said Block 133, a distance of 338.60 feet to the point of beginning, thence westerly parallel to the north line of said Block 133 to the east right of way line of Palm Street, thence southerly along said east right of way line a distance of 75 feet, thence easterly parallel to the north line of said Block 133, a distance of 110 feet, thence northerly parallel to the east right of way line of Palm Street a distance of 50 feet, thence easterly parallel to the north line of said Block 133, a distance of 12 feet, more or less to a point, said point being 51.15 feet easterly of the west line of said Block 133, thence northerly parallel to the east right of way line of Palm Street 25 feet to the point of beginning.

(Also known as Lot 64 (less the east 2 feet) and all Lots 65 and 66, Palm Square, unrecorded)

Parcel B: A parcel of land in Block 125 and Block 133, Town of Linton, Florida (now known as Delray Beach) according to the Plat thereof on file in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida, in Plat Book 1, page 3, being more particularly described as follows: Commence at the northwest corner of said Block 125, thence easterly along the north line of said Block 125, a distance of 311.12 feet to the northwest corner of said Block 133, thence southerly along the west line of Block 133, (also being the east line of Block 125), a distance of 338.60 feet to the point of beginning thence easterly parallel with the north line of said Block 133, a distance of 51.15 feet to a point, thence northerly along a line parallel with the said west line of Block 133, a distance of 12.5 feet to a point, thence westerly along a line parallel with the said north line of Blocks 133 and 125, a distance of 122.27 feet to the east right of way line of Palm Way, thence southerly along the said east right of way line of Palm Way, being parallel with the said east line of Block 125, a distance of 12.5 feet to a point, thence easterly along a line parallel with the said north line of Block 125, a distance of 71.12 feet to the point of beginning.

Also known as the south one half of Lot 63 less the east three feet Palm Square, unrecorded.

Tax id#: 12-43-46-16-34-000-0641

Tax Collector - Palm Beach County
P.O. Box 3353
West Palm Beach, FL 33402 - 3353

RE: 49 Palm Square
Delray Beach, FL 33483

Greetings:

Please find an enclosed check for \$15,002.49 in payment of the 2016 Real Estate Property Tax Bill for 49 Palm Square, Delray Beach, FL 33483. The Property Control Number is 12-43-46-16-34-000-0641.

I am also requesting that correspondence concerning the subject property be directed to my attention at the following address:

Noel S. Smith
3737 N. Ocean Blvd.
Gulf Stream, FL 33483

Thank you,

Noel S. Smith

Palm Beach County faces new round of tidal floods



The Lake Trail in Palm Beach is flooded Tuesday morning by the Intracoastal Waterway. Forecasters predicted higher tides due to the full moon, now orbiting close to Earth, but a seasonal slowing of the Gulf Stream and warmer water temperatures exacerbated the situation. LANNIS WATERS / THE PALM BEACH POST

Meteorologist likens inundation to climate-change preview; local residents adjust to phenomenon.

By Kimberly Miller
Palm Beach Post Staff Writer

David Frohman knew nothing of tidal charts and lunar phases when he moved to a historic home on the waterfront street Marine Way in Delray Beach.

Four years later, the Philadelphia native is as adept as a seasoned mariner at reading the highs and lows of the Intracoastal Waterway.

Several times a year the brackish waters overtake an aging sea wall in front of his home. The yard becomes a



WEATHER ONLINE

Kimberly Miller is The Post's weather reporter. Get her latest updates this hurricane season on Twitter at @kmillerweather and at the WeatherPlus blog at weatherplus.blog.PalmBeachPost.com

car twice a day, and sandbags stand at the ready. At its worst, water fills Frohman's crawl space and seeps up through the wood floors.

"I was shocked," Frohman said about the first time he saw the tidal flooding, which was made worse this week by a full

ing more and more often."

Minor coastal flooding was reported along the shores of Palm Beach County and the U.S. East Coast Tuesday as a swollen Chesapeake Bay spilled into towns along the Delmarva Peninsula, cars

CITY OF DELRAY BEACH



July 27, 2017

100 N.W 1st AVENUE • DELRAY BEACH, FLORIDA 33444 • 561/243-7000

Noel Smith and Linda Harper
3737 N. Ocean Boulevard
Gulfstream, FL 33483
copearchitectsinc@gmail.com

RE: 49 Palm Square - Certificate of Appropriateness (2017-167)

Dear Mr. Smith and Ms. Harper:

At its meeting of July 19, 2017, the Historic Preservation Board approved the Certificate of Appropriateness (2017-108) for Architectural Elevation Changes to the property located at **49 Palm Square, Marina Historic District**, by adopting the findings of fact and law contained in the staff report, and finding that the request and approval thereof meets the criteria set forth in the Land Development Regulations Section 2.4.6(H)(5).

Next Steps

Two (2) copies of revised plans and documents (folded and collated) that address the conditions of approval need to be submitted to the Planning and Zoning Department. Once the plans have been certified, you may submit a Building Permit application for the approved project.

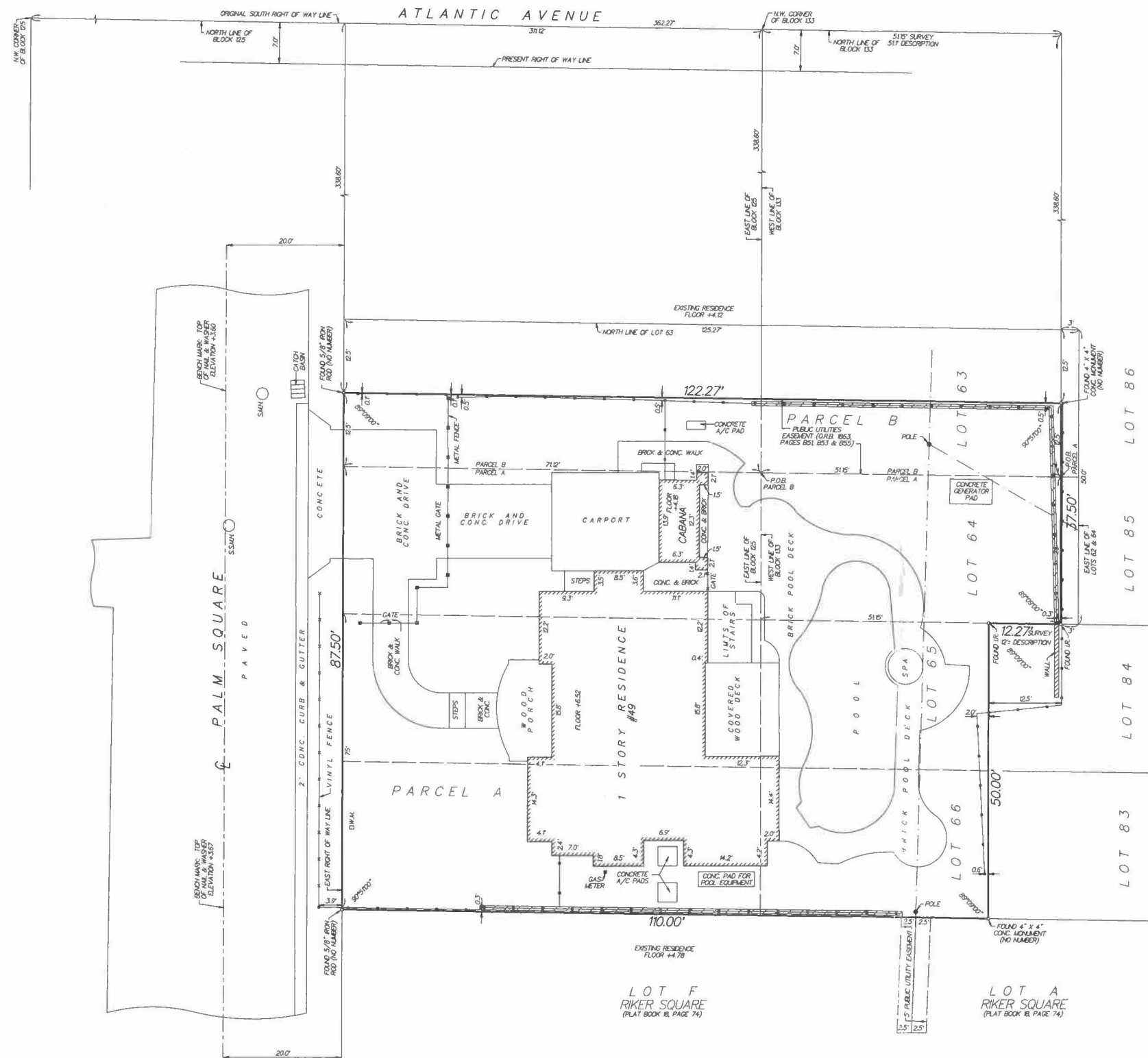
Please be advised that the COA and site plan approval is valid for 24 months; thus, expiring on **July 19, 2019**. Prior to the expiration date of the COA and site plan, 25% of the cost of all improvements associated with the approved development must be constructed in order for this proposal to be considered established. Any request for an approval extension shall be filed 45 days prior to the previously noted expiration date.

If you have any questions, please contact me via email at hoilandm@mydelraybeach.com or by phone at (561) 243-7040, ext. 6221.

Regards,

A handwritten signature in blue ink that reads "Michelle Hoyland".

Michelle Hoyland
Historic Preservation Planner



LEGEND:

- C = CENTERLINE
- CONC. = CONCRETE
- IR. = 5/8" IRON ROD WITH CAP #LB 353
- P.E. = CONC. PAD FOR POOL EQUIPMENT
- S.S.M.H. = SANITARY SEWER MANHOLE
- S.M.H. = STORM SEWER MANHOLE
- O.R.B. = OFFICIAL RECORDS BOOK
- P.O.B. = POINT OF BEGINNING
- W.M. = WATER METER
- = WOOD FENCE
- = WALL WITH FENCE ON TOP
- = OVERHEAD UTILITY LINES

LOT 64 = REFERS TO LOT IN THE UNRECORDED PLAT OF PALM SQUARE

+3.67 = ELEVATION BASED ON NORTH AMERICAN VERTICAL DATUM 1988. SOURCE: STATE ROAD DEPARTMENT BENCH MARK IN ATLANTIC AVENUE BRIDGE OVER THE INTRACOASTAL WATERWAY

FLOOD ZONE: AE (EL. 6)
COMMUNITY PANEL NO. 125102 0979
SUFFIX: F
EFFECTIVE DATED: OCTOBER 5, 2017

DESCRIPTION:

PARCEL A:

COMMENCING AT THE NORTHWEST CORNER OF BLOCK 125, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3; THENCE EASTERLY ALONG THE NORTH LINE OF SAID BLOCK 125, A DISTANCE OF 362.27 FEET TO A POINT, SAID POINT BEING 511 FEET EAST OF THE NORTHWEST CORNER OF BLOCK 133 OF SAID PLAT; THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID BLOCK 133, A DISTANCE OF 338.60 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133 TO THE EAST RIGHT OF WAY LINE OF PALM STREET; THENCE SOUTHERLY ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 75 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 10 FEET; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY LINE OF PALM STREET, A DISTANCE OF 50 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 12 FEET, MORE OR LESS, TO A POINT, SAID POINT BEING 515 FEET EASTERLY OF THE WEST LINE OF SAID BLOCK 133; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY OF PALM STREET, 25 FEET TO THE POINT OF BEGINNING.

ALSO KNOWN AS LOT 64 (LESS THE EAST 3 FEET) AND ALL OF LOTS 65 AND 66, PALM SQUARE, UNRECORDED.

PARCEL B:

A PARCEL OF LAND IN BLOCK 125 AND BLOCK 133, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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ALSO KNOWN AS THE SOUTH ONE HALF OF LOT 63, LESS THE EAST THREE FEET, PALM SQUARE, UNRECORDED.

RECEIVED BY

MAY - 9 2018

City of Delray Beach
Planning & Zoning

MAP OF BOUNDARY SURVEY

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 54-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

Paul D. Engle

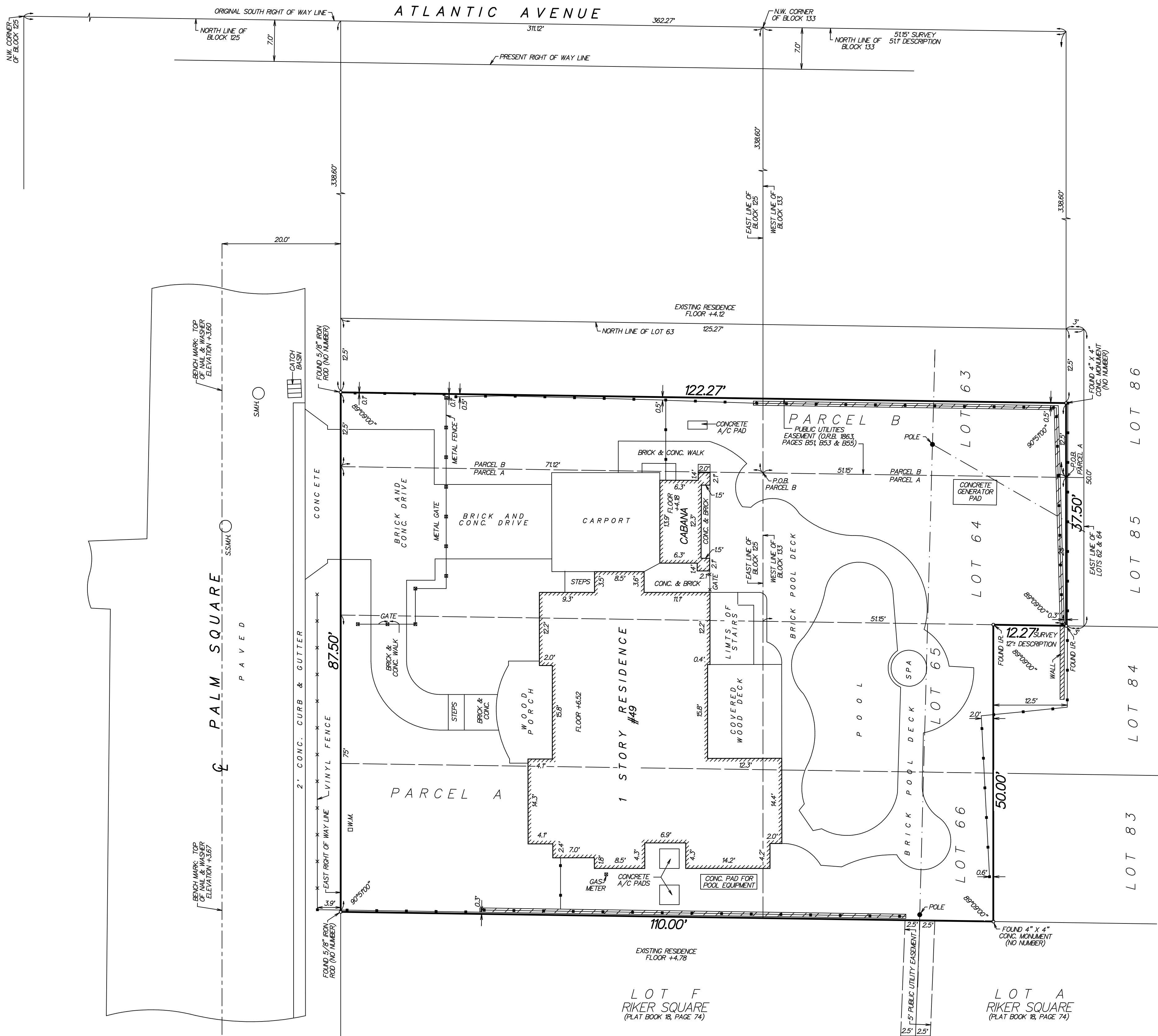
PAUL D. ENGLE
SURVEYOR & MAPPER #5708

O'BRIEN, SUITER & O'BRIEN, INC.

LAND SURVEYORS

CERTIFICATE OF AUTHORIZATION #LB353
SURVEYOR AND MAPPER IN RESPONSIBLE CHARGE: PAUL D. ENGLE
955 N.W. 17TH AVENUE, SUITE K-1, DELRAY BEACH, FLORIDA 33445
(561) 276-4501 732-3279 FAX 276-2390

DATE OF SURVEY FEBRUARY 26, 2015	REVISED: 6/24/16 - LOCATED LIMITS OF WOOD FENCES AND STEM WALL REVISED: 12/21/17 - FINAL AS-BUILT	SCALE 1" = 10'
FIELD BOOK D.309	PAGE NO. 27	ORDER NO. 76-539db



LEGEND:

- C = CENTERLINE
- CONC. = CONCRETE
- IR. = 5/8" IRON ROD WITH CAP #LB 353
- P.E. = CONC. PAD FOR POOL EQUIPMENT
- S.S.M.H. = SANTARY SEWER MANHOLE
- S.M.H. = STORM SEWER MANHOLE
- O.R.B. = OFFICIAL RECORDS BOOK
- P.O.B. = POINT OF BEGINNING
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FLOOD ZONE: AE (EL. 6)
COMMUNITY PANEL NO. 125102 0979
SUFFIX: F
EFFECTIVE DATED: OCTOBER 5, 2017

DESCRIPTION:

PARCEL A:

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ALSO KNOWN AS LOT 64 (LESS THE EAST 3 FEET) AND ALL OF LOTS 65 AND 66, PALM SQUARE, UNRECORDED.

PARCEL B:

A PARCEL OF LAND IN BLOCK 125 AND BLOCK 133, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID BLOCK 125; THENCE EASTERLY, ALONG THE NORTH LINE OF SAID BLOCK 125, A DISTANCE OF 311.2 FEET TO THE NORTHWEST CORNER OF SAID BLOCK 133; THENCE SOUTHERLY, ALONG THE WEST LINE OF BLOCK 133 (ALSO BEING THE EAST LINE OF BLOCK 125), A DISTANCE OF 338.60 FEET TO THE POINT OF BEGINNING; THENCE EASTERLY PARALLEL WITH THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 51.15 FEET TO A POINT; THENCE NORTHERLY ALONG A LINE PARALLEL WITH THE SAID WEST LINE OF BLOCK 133, A DISTANCE OF 12.5 FEET TO A POINT; THENCE WESTERLY, ALONG A LINE PARALLEL WITH THE SAID NORTH LINE OF BLOCKS 133 AND 125, A DISTANCE OF 122.27 FEET TO THE EAST RIGHT OF WAY LINE OF PALM WAY; THENCE SOUTHERLY, ALONG THE SAID EAST RIGHT OF WAY LINE OF PALM WAY, BEING PARALLEL WITH THE SAID EAST LINE OF BLOCK 125, A DISTANCE OF 12.5 FEET TO A POINT; THENCE EASTERLY, ALONG A LINE PARALLEL WITH THE SAID NORTH LINE OF BLOCK 125, A DISTANCE 71.12 FEET TO THE POINT OF BEGINNING.

ALSO KNOWN AS THE SOUTH ONE HALF OF LOT 63, LESS THE EAST THREE FEET, PALM SQUARE, UNRECORDED.

MAP OF BOUNDARY SURVEY

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

Paul D. Engle

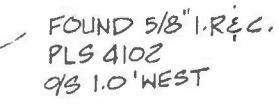
PAUL D. ENGLE
SURVEYOR & MAPPER #5708

O'BRIEN, SUITER & O'BRIEN, INC.

LAND SURVEYORS
CERTIFICATE OF AUTHORIZATION #LB353
SURVEYOR AND MAPPER IN RESPONSIBLE CHARGE: PAUL D. ENGLE
955 N.W. 17TH AVENUE, SUITE K-1, DELRAY BEACH, FLORIDA 33445
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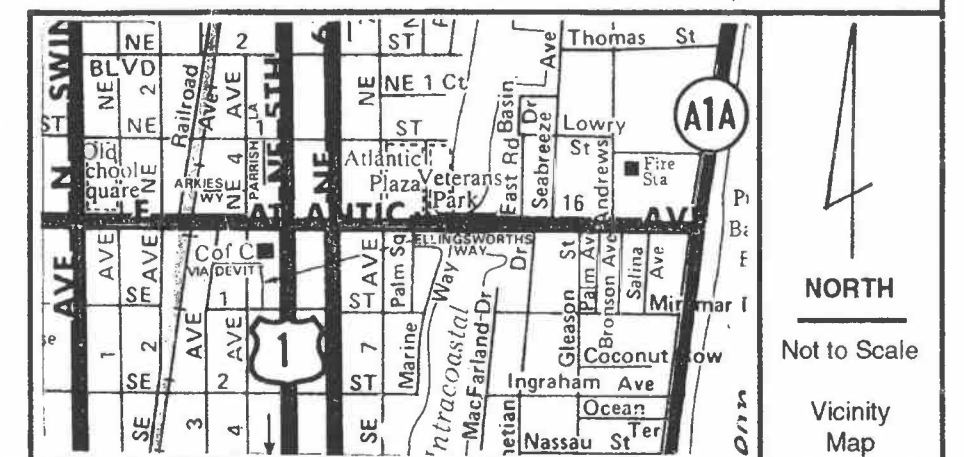
DATE OF SURVEY FEBRUARY 26, 2015	REVISED: 6/24/16 - LOCATED LIMITS OF WOOD FORMS AND STEM WALL REVISED: 12/21/17 - FINAL AS-BUILT	SCALE: 1" = 10'
FIELD BOOK D.309	PAGE NO. 27	ORDER NO.: 76-539db

SEE SHEET 2 OF 2 FOR DESCRIPTION



NO BELOW GROUND IMPROVEMENTS, FOOTERS, FOUNDATIONS OR UTILITIES HAVE BEEN LOCATED OR SHOWN ON THIS SURVEY.

P.C.P. = permanent control point	PK = pk nail	P.C.C. = point of compound curve	CM = concrete monument
Tran. = transformer pad	P = plat	R/W = right-of-way	M = measured
I.R. = iron rod	R = radius	\angle = power pole	U/E = utility easement
I.P. = iron pipe	L = arc length	P.O.B. = point of beginning	\odot = bearing basis line
Asph = asphalt	Esmt = easement	P.C. = point of curvature	O/S = offset
RP = radius point	Conc = concrete	P.O.C. = point of commencement	CLF = chain link fence
P.T. = point of tangency	Typ = typical	WPF = wood privacy fence	D/E = drainage easement
Calc = calculated	P.R.C. = point of reverse curve	P.R.M. = permanent reference monument	M.H. = manhole
	D = deed	* = not field measured	
	Chatt = chattahoochee		



Phone 407-243-4624
Fax 243-4869
West Palm 735-7639
West Palm Fax 735-7641
Toll Free 1-800-773-5531
Fax Free 1-800-954-4408

NOEL STANLEY SMITH
BARNETT BANK OF PALM BEACH COUNTY
Its' Successors and/or Assigns
PATCH REEF TITLE COMPANY, INC.
ATTORNEY'S TITLE INSURANCE FUND, INC.

Not valid unless
sealed with embossed
surveyor's seal

DESCRIPTION:

PARCEL A:

COMMENCING AT THE NORTHWEST CORNER OF BLOCK 125, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3; THENCE EASTERLY ALONG THE NORTH LINE OF SAID BLOCK 125, A DISTANCE OF 362.27 FEET TO A POINT, SAID POINT BEING 51.1 FEET EAST OF THE NORTHWEST CORNER OF BLOCK 133 OF SAID PLAT; THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID BLOCK 133, A DISTANCE OF 338.60 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133 TO THE EAST RIGHT OF WAY LINE OF PALM STREET; THENCE SOUTHERLY ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 75 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 110 FEET; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY LINE OF PALM STREET, A DISTANCE OF 50 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 12 FEET, MORE OR LESS, TO A POINT, SAID POINT BEING 51.15 FEET EASTERLY OF THE WEST LINE OF SAID BLOCK 133; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY OF PALM STREET, 25 FEET TO THE POINT OF BEGINNING.

ALSO KNOWN AS LOT 64 (LESS THE EAST 3 FEET) AND ALL OF LOTS 65 AND 66, PALM SQUARE, UNRECORDED.

PARCEL B:

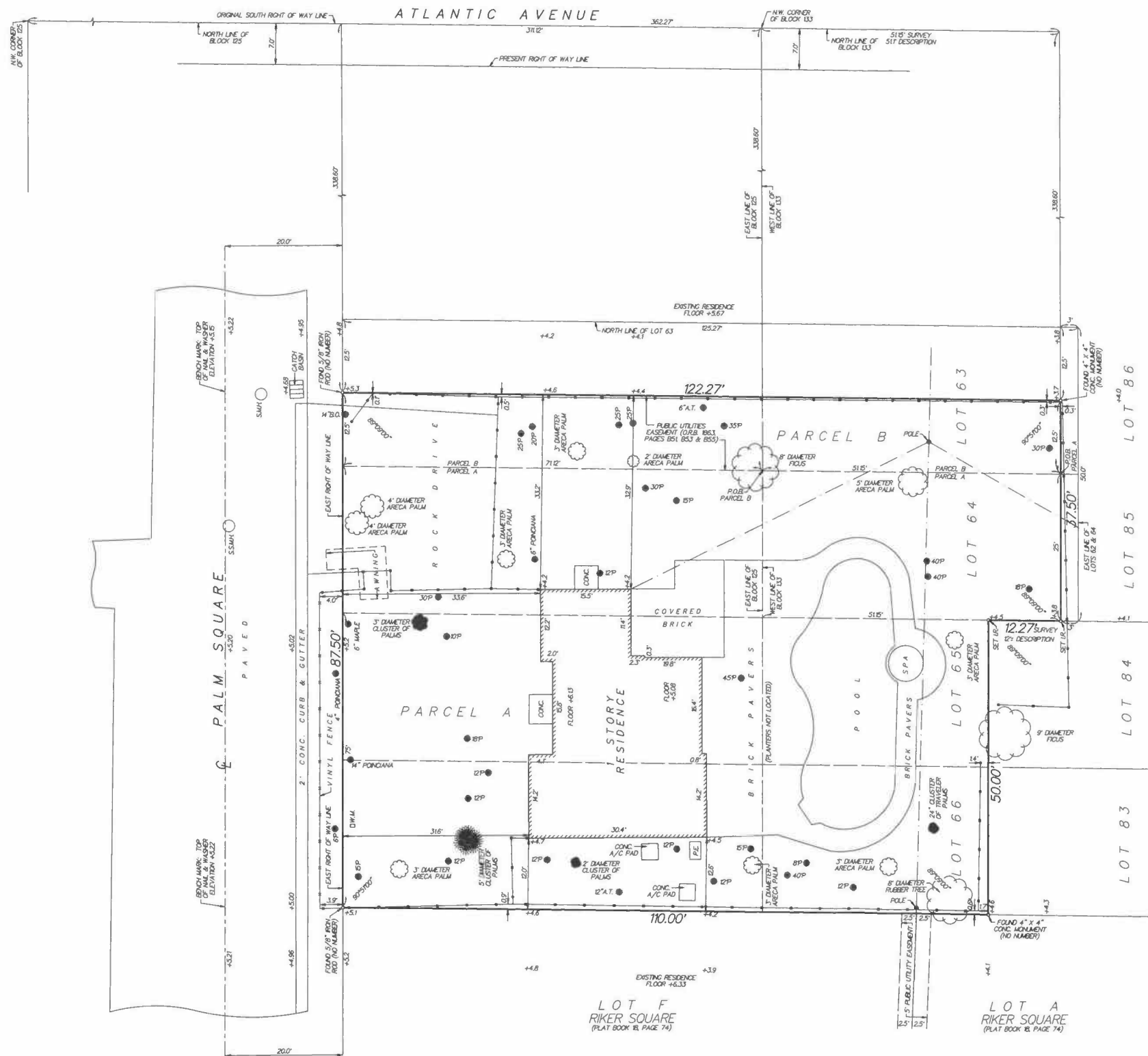
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MAP OF BOUNDARY SUR

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBILITY AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-1 ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.



LEGEND:
C = CENTERLINE
CONC. = CONCRETE
I.R. = 5/8" IRON ROD WITH CAP #LB 353
P.E. = CONC. PAD FOR POOL EQUIPMENT
S.S.M.H. = SANITARY SEWER MANHOLE
S.M.H. = STORM SEWER MANHOLE
O.R.B. = OFFICIAL RECORDS BOOK
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--- = WOOD FENCE
--- = OVERHEAD UTILITY LINES

LOT 64 = REFERS TO LOT IN THE UNRECORDED PLAT OF PALM SQUARE

+5.15 = ELEVATION BASED ON NATIONAL GEODETIC VERTICAL DATUM 1929. SOURCE: STATE ROAD DEPARTMENT BENCH MARK IN ATLANTIC AVENUE BRIDGE OVER THE INTRACOASTAL

FLOOD ZONE: AE (EL. 7)

TREE LEGEND:
B.O. = BLACK OLIVE
P = PALM
A.T. = ALMOND TREE

DESCRIPTION:

PARCEL A:
COMMENCING AT THE NORTHWEST CORNER OF BLOCK 125, TOWN OF LINTON, FLORIDA (NOW KNOWN AS DELRAY BEACH), ACCORDING TO THE PLAT THEREOF, ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH COUNTY, FLORIDA, IN PLAT BOOK 1, PAGE 3; THENCE EASTERLY ALONG THE NORTH LINE OF SAID BLOCK 125, A DISTANCE OF 352.27 FEET TO A POINT, SAID POINT BEING 511 FEET EAST OF THE NORTHWEST CORNER OF BLOCK 133 OF SAID PLAT; THENCE SOUTHERLY PARALLEL TO THE WEST LINE OF SAID BLOCK 133, A DISTANCE OF 338.60 FEET TO THE POINT OF BEGINNING; THENCE WESTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133 TO THE EAST RIGHT OF WAY LINE OF PALM STREET; THENCE SOUTHERLY ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 75 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 110 FEET; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY LINE OF PALM STREET, A DISTANCE OF 50 FEET; THENCE EASTERLY PARALLEL TO THE NORTH LINE OF SAID BLOCK 133, A DISTANCE OF 12 FEET, MORE OR LESS, TO A POINT, SAID POINT BEING 5115 FEET EASTERLY OF THE WEST LINE OF SAID BLOCK 133; THENCE NORTHERLY PARALLEL TO THE EAST RIGHT OF WAY OF PALM STREET, 25 FEET TO THE POINT OF BEGINNING.

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I HEREBY CERTIFY THAT THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 34-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

Paul D. Engle
PAUL D. ENGLE
SURVEYOR & MAPPER #5708

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL PRESSED SEAL OF A LICENSED SURVEYOR AND MAPPER.

O'BRIEN, SUITER & O'BRIEN, INC. LAND SURVEYORS CERTIFICATE OF AUTHORIZATION #B353 SURVEYOR AND MAPPER IN RESPONSIBLE CHARGE: PAUL D. ENGLE 955 N.W. 17TH AVENUE, SUITE K-1, DELRAY BEACH, FLORIDA 33445 (561) 276-4501 732-3279 FAX 276-2390	
DATE OF SURVEY FEBRUARY 26, 2015	SCALE: 1" = 10'
FIELD BOOK D.309	PAGE NO. 27
ORDER NO.	76-53906

PROJECT DATA:

PROPOSED TOTAL GROUND FLOOR AREA -	-- 2,232.00 SQ. FT. -- 39.7% OF SITE
PARKING & PAVED AREAS -	-- 1,716.00 SQ. FT. -- 21.6% OF SITE
OPEN LANDSCAPED SPACE -	-- 2,200.00 SQ. FT. -- 35.6% OF SITE
WATER BODIES (POOL) -	-- 170 SQ. FT. -- 3.1% OF SITE
TOTALS	-- 10,081.60 SQ. FT. 100% OF SITE

PARKING DATA:

	REQUIRED	PROVIDED
R-1 - SINGLE FAMILY RESIDENTIAL:		
	TWO (2) PER HOUSEHOLD	TWO (2)
TOTALS:	TWO (2)	TWO (2)

LEGAL DESCRIPTION:

(AS PROVIDED BY THE OWNER)

SITE DATA: (APPROX. 10,081.60 SQ. FT. OR +- 0.23 ACRES)

ZONED: RM (MULTI FAMILY RESIDENTIAL)
PROPOSED USE: SINGLE FAMILY RESIDENCE

DRAINAGE CALCULATIONS:

TOTAL SITE AREA:	10,081.60 SQ. FT.
IMPERVIOUS AREA:	1,716.00 SQ. FT. OR 10.1%
PERVIOUS AREA:	2,955.10 SQ. FT. OR 29.3%

STORAGE REQUIREMENT - 1ST INCH OF RUNOFF

VOLUME OF STORAGE REQUIRED = C X I X A
WHERE C = (% IMPERVIOUS X 0.9) + (% PERVIOUS X 0.3)
C = (0.101 X 0.9) + (0.293 X 0.3) = 0.1742
I = RAINFALL INTENSITY = 1 INCH/HOUR @ 0.0833"
A = AREA = 10,081.60 SQ. FT.

THEREFORE, REQUIRED VOLUME = 0.1742 X 0.0833 X 10,081.60 = 609 CUBIC FEET

THE PROPOSED 6' D. X 12'-6" W. X 122' L. SWALE 'A' ALONG THE NORTH PROPERTY LINE SHALL RETAIN APPROX. 302 CUBIC FEET OF WATER -
THE PROPOSED 6' D. X 12'-6" W. X 110' L. SWALE 'B' ALONG THE SOUTH PROPERTY LINE SHALL RETAIN APPROX. 206 CUBIC FEET OF WATER -
THE PROPOSED 6' D. X 10'-0" W. X 50' L. SWALE 'C' ALONG THE EAST PROPERTY LINE SHALL RETAIN APPROX. 125 CUBIC FEET OF WATER -

THEREFORE, VOLUME PROVIDED = 113 CUBIC FEET

A2: SWALE SECTION 'A'

NOT TO SCALE

A3: SWALE SECTION 'B'

NOT TO SCALE

A4: SWALE SECTION 'C'

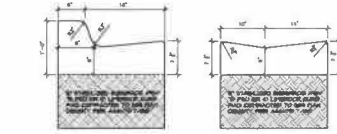
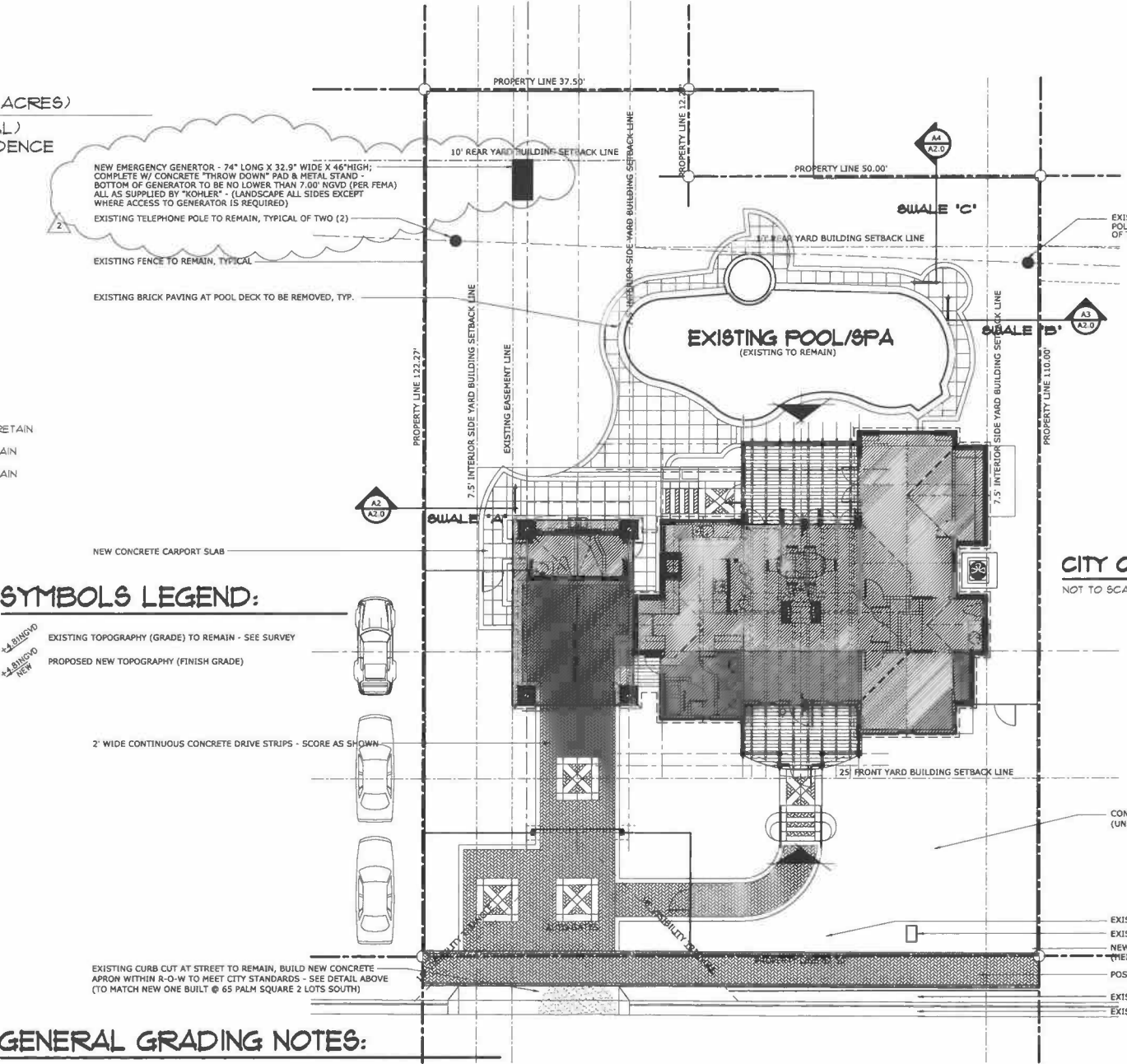
NOT TO SCALE

SYMBOLS LEGEND:

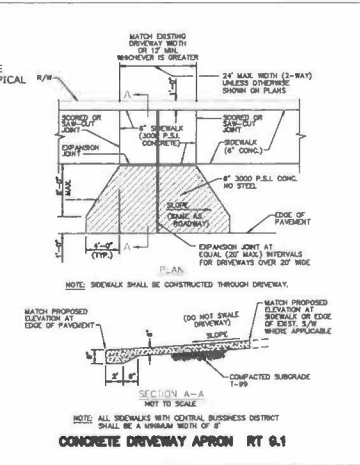
- EXISTING TOPOGRAPHY (GRADE) TO REMAIN - SEE SURVEY
- PROPOSED NEW TOPOGRAPHY (FINISH GRADE)

GENERAL GRADING NOTES:

- UNDER NO CIRCUMSTANCES SHALL THIS PROPERTY BE GRADED SO THAT STORM WATER RUNS OFF ONTO ANY ADJACENT PROPERTIES.
- SEE SUFFICIENT PROPOSED FINAL GRADES AND ASSOCIATED DETAIL INSURING STORM WATER DOES NOT FLOW ONTO ADJACENT PROPERTIES.
- PLEASE SEE SURVEY FOR EXISTING GRADES @ ALL PROPERTY LINES & ON ALL ADJACENT PROPERTIES. MINIMUM TWO (2) GRADES PER PROPERTY LINE.
- PLEASE SEE FLOOR PLANS FOR FINISH FLOOR ELEVATIONS OF ALL STRUCTURES WHICH ARE ALL MINIMUM 18" ABOVE THE CROWN OF THE ADJACENT STREETS OR ROADWAYS.
- PLEASE SEE SITE PLAN AND DETAILS FOR MINIMUM 3" DEEP SLOPED SWALE BETWEEN SITE'S PROPERTY LINE AND ALL ADJACENT STREETS OR ROADWAYS.



A2/ NEW CURB DETAILS
NOT TO SCALE

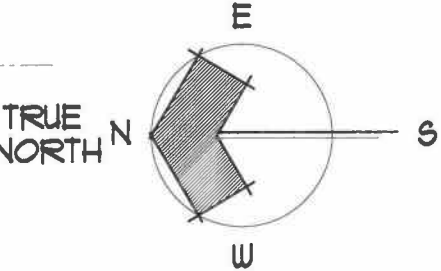


CITY OF DELRAY BEACH: CONC. DRIVE 'APRON' DETAIL RT9.1
NOT TO SCALE

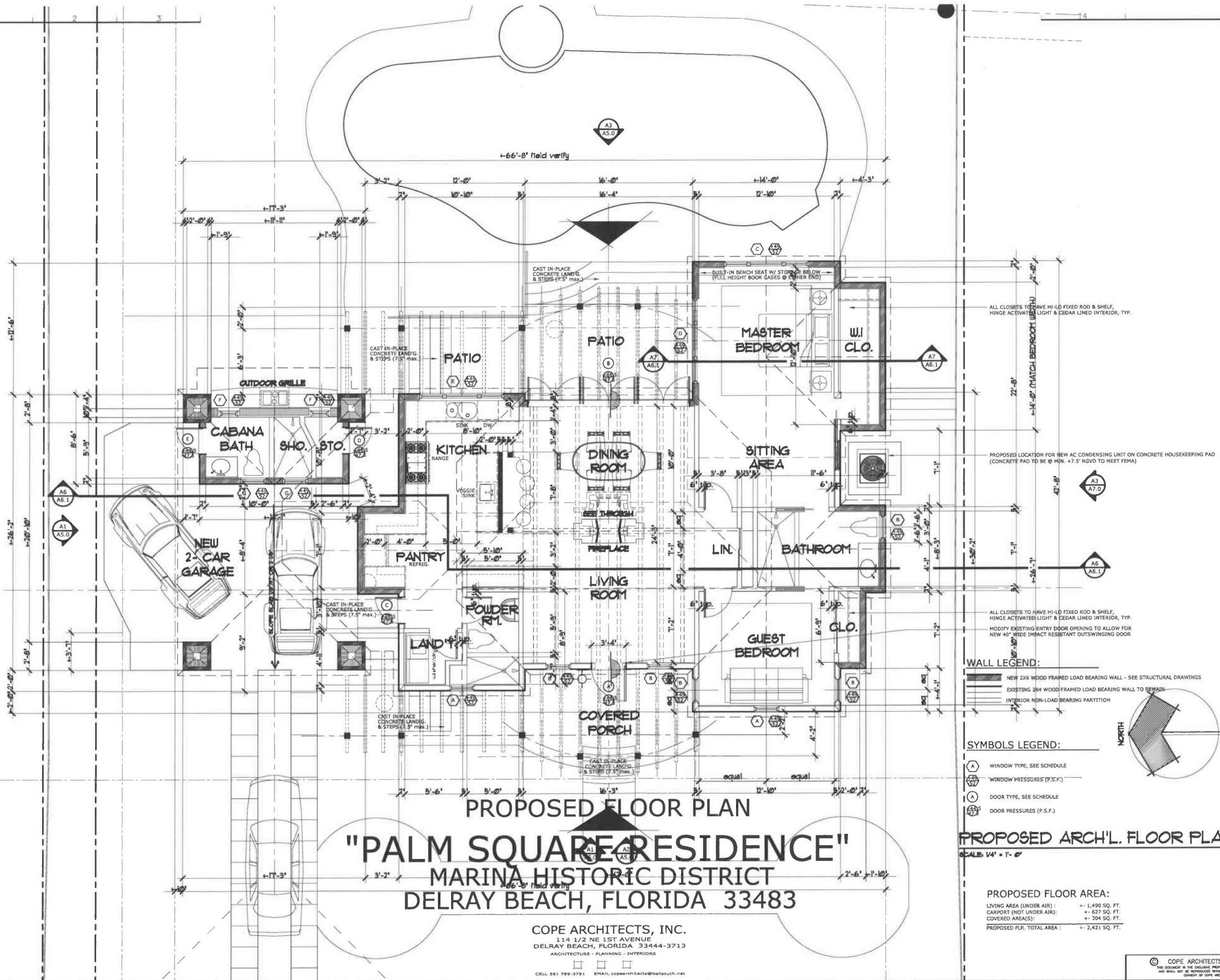
PALM SQUARE
(20' OF PAVING & 40' R.O.W.)

AI ARCHITECTURAL SITE PLAN

SCALE: 1\"/>



Seal		Drawing Title		Drawing No.	
Consultant Seal		THE PALM SQUARE RESIDENCE 49 PALM SQUARE DELRAY BEACH, FLORIDA 33483		SITE PLAN	
COPE ARCHITECTS, INC. 114 1/2 NE 1ST AVENUE DELRAY BEACH, FLORIDA 33444-3713 ARCHITECTURE - PLANNING - INTERIORS		PHO 561.274-0706 FAX 561.274-6707		Florida License No. AR0013552	
Drawn RW COPE		Project No. 2015.01SMITH		CAD File No. SITEPLAN	
Date FEBRUARY 19, 2016		Drawing No.		A2.0	
Date JUNE 21, 2017		Date DEC 04, 2015		Date	
LOCATE EMERGENCY GENERATOR		HRA CONDITION OF APPROVAL		REVISIONS	
No.		No.		No.	



PROPOSED FLOOR PLAN
"PALM SQUARE RESIDENCE"
MARINA HISTORIC DISTRICT
DELRAY BEACH, FLORIDA 33483

COPE ARCHITECTS, INC.
114 1/2 NE 1ST AVENUE
DELRAY BEACH, FLORIDA 33444-3713
ARCHITECTURE - PLANNING - INTERIORS
CELL 561 374-3791 EMAIL: copearchitects@bellsouth.net

- WALL LEGEND:
- NEW 2X6 WOOD FRAMED LOAD BEARING WALL - SEE STRUCTURAL DRAWINGS
 - EXISTING 2X4 WOOD FRAMED LOAD BEARING WALL TO REMAIN
 - INTERIOR NON-LOAD BEARING PARTITION
- SYMBOLS LEGEND:
- WINDOW TYPE, SEE SCHEDULE
 - WINDOW PRESSURES (P.S.F.)
 - DOOR TYPE, SEE SCHEDULE
 - DOOR PRESSURES (P.S.F.)

PROPOSED ARCH'L. FLOOR PLAN
SCALE: 1/4" = 1'-0"

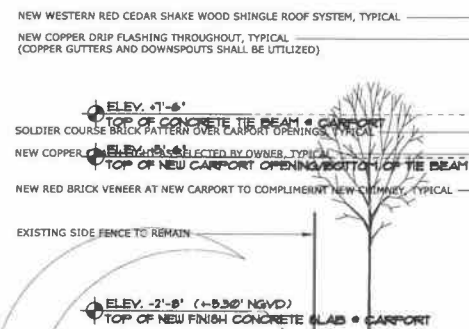
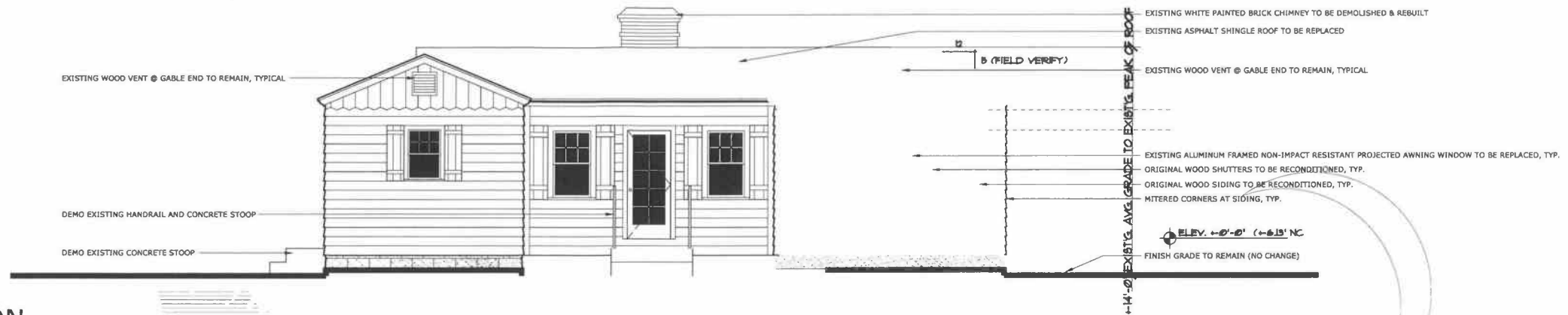
PROPOSED FLOOR AREA:
LIVING AREA (UNDER AIR): +- 1,490 SQ. FT.
CARPORT (NOT UNDER AIR): +- 627 SQ. FT.
COVERED AREA(S): +- 304 SQ. FT.
PROPOSED FLR. TOTAL AREA: +- 2,421 SQ. FT.

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Seal		Drawing Title THE PALM SQUARE RESIDENCE 49 PALM SQUARE DELRAY BEACH, FLORIDA PROPOSED FLOOR PLAN	No. 1	REVISIONS	DEC. 04, 2015 Date
Consultant Seal					
COPE ARCHITECTS, INC. 114 1/2 NE 1ST AVENUE DELRAY BEACH, FLORIDA 33444-3713 ARCHITECTURE - PLANNING - INTERIORS		PHO 561 374-3796 FAX 561 374-6907			
Seal		Florida License No. AR0013552			
Drawn RW COPE		Project No. 2015.01SMITH			
Project No.		CAD File No. NEW FLOOR PLAN			
Date		Date FEBRUARY 19, 2016			
Drawing No.		Drawing No.			
A4.0		of			

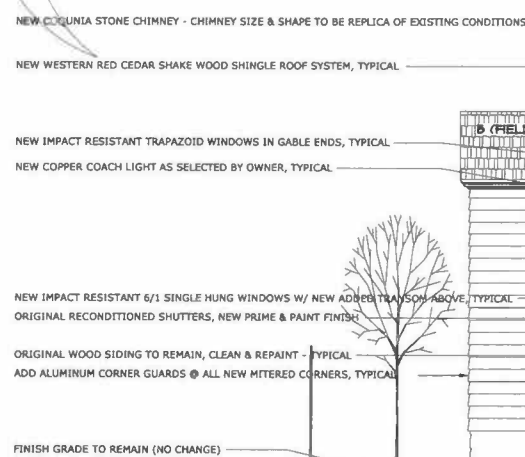
A1 EXISTING ENTRY ELEVATION

SCALE: 1/4" = 1'-0"



A2 PROPOSED ENTRY ELEVATION

SCALE: 1/4" = 1'-0"



A3 PROPOSED REAR ELEVATION

SCALE: 1/4" = 1'-0"

C OF WINDOW = C OF NEW VENT BLOCK IN STEMWALL BELOW
LOCATION OF ONE (1) EACH 8X16 PRECAST CONCRETE VENT (AS MADE BY "RINKER") = APPROX. +0.88 N.S.F.

GENERAL NOTES:

1. MIN. NET AREA OF VENT OPENINGS IN STEMWALL SHALL BE 1" FOR EVERY 150 SQ. FT. OF FLR. SPACE ABOVE... EXISTING HOME = +1,490 SQ. FT., THEREFORE 9.93" OR 10" NET. SQ. FT. OF VENT IS REQUIRED. (+1,490 SQ. FT. DIV. BY 150/SQ. FT. = 9.93" OR 10.0")
2. ONE VENT OPENING SHALL BE WITHIN 3' OF EACH CORNER OF THE EXISTING HOME.
3. PROVIDE A MIN. 16"x24" THRU-WALL ACCESS POINT TO THE UNDER HOUSE CRAWL SPACE. A 16"x24" "AREAWAY" MAY ALSO BE REQUIRED IF THE BOTTOM OF THE ACCESS IS BELOW FINISH GRADE. AS PER R408.4
4. AS PER RB06.1 (EXCEPTION), OUR ATTIC SPACES ARE NOT REQUIRED TO BE VENTILATED.
5. LOCATION OF ONE (1) EACH 8X16 PRECAST CONCRETE VENT (AS MADE BY "RINKER") = APPROX. +0.88 N.S.F.

"PALM SQUARE RESIDENCE"

MARINA HISTORIC DISTRICT

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COPE ARCHITECTS, INC.

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THE PALM SQUARE RESIDENCE
49 PALM SQUARE
DELRAY BEACH, FLORIDA
EXISTING/NEW ELEVATIONS

COPE ARCHITECTS, INC.
114 1/2 NE 1ST AVENUE
DELRAY BEACH, FLORIDA 33444-3713
ARCHITECTURE - PLANNING - INTERIORS

Drawn
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Project No.
2015.01SMITH
CAD File No.
EXIST'G./NEW ENTRY
Date
FEBRUARY 23, 2017
Drawing No.

A5.0

A1 EXISTING ENTRY ELEVATION

SCALE: 1/4" = 1'-0"



NEW WESTERN RED CEDAR SHAKE WOOD SHINGLE ROOF SYSTEM, TYPICAL
NEW COPPER DRIP FLASHING THROUGHOUT, TYPICAL
(COPPER GUTTERS AND DOWNSPOUTS SHALL BE UTILIZED)
ELEV. +1'-6" TOP OF CONCRETE TIE BEAM @ CARPORT
SOLDIER COURSE BRICK PATTERN OVER CARPORT OPENINGS, TYPICAL
NEW COPPER COACH LIGHT AS SELECTED BY OWNER, TYPICAL
ELEV. +8'-8" TOP OF NEW CARPORT OPENING BOTTOM OF TIE BEAM
NEW RED BRICK VENEER AT NEW CARPORT TO COMPLEMENT NEW CHIMNEY, TYPICAL
EXISTING SIDE FENCE TO REMAIN
ELEV. -2'-0" (+8.30' NGVD) TOP OF NEW FINISH CONCRETE SLAB @ CARPORT
THIS AREA OF NEW CARPORT IS OPEN TO BEYOND (SHOWN FOR CLARITY)
STEPS BEYOND, TYP.

A2 PROPOSED ENTRY ELEVATION

SCALE: 1/4" = 1'-0"



A3 PROPOSED REAR ELEVATION

SCALE: 1/4" = 1'-0"

OF WINDOW = OF NEW VENT BLOCK IN STEMWALL BELOW

"PALM SQUARE RESIDENCE"

MARINA HISTORIC DISTRICT

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COPE ARCHITECTS, INC.

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THE PALM SQUARE RESIDENCE
49 PALM SQUARE
DELRAY BEACH, FLORIDA
EXISTING/NEW ELEVATIONS

COPE ARCHITECTS, INC.
114 1/2 NE 1ST AVENUE
DELRAY BEACH, FLORIDA 33444-3713
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Seal
Drawn
RW COPE
Project No.
2015.01SMITH
CAD File No.
EXIST'G./NEW ENTRY
Date
FEBRUARY 19, 2016
Drawing No.

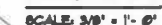
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of



SCALE: 1/4" = 1' - 0"



SCALE: 1/4" = 1' - 0"

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49 Palm Square

Marina Historic District



East Elevation - Before

49 Palm Square

Marina Historic District



East Elevation - After

49 Palm Square

Marina Historic District



West Elevation - Before

49 Palm Square

Marina Historic District



West Elevation - After

49 Palm Square

Marina Historic District



North Elevation - Before

49 Palm Square

Marina Historic District



North Elevation - After