

Justification Statement for Architectural Review Board City of Wellington

Project Address: 4210 Siena Circle, Wellington, FL 33414

Applicant: Mohamed Babssi

Date: February 26, 2025

Project Scope

The applicant is proposing the installation of a modern aluminum pergola measuring 16 feet by 24 feet at the property located at 4210 Siena Circle. The pergola will be constructed using Florida Building Code (FBC)-approved materials and products, ensuring compliance with structural and safety standards. The design has been prepared by a licensed Florida engineer, ensuring proper load calculations, wind resistance, and durability. The pergola will be bronze in color, selected to complement the existing architectural palette within the neighborhood.

1. Consistency with the Comprehensive Plan

The proposed pergola is consistent with the purposes, goals, and objectives of Wellington's Comprehensive Plan, particularly its emphasis on enhancing residential properties through quality construction and aesthetically compatible improvements. This addition supports the Plan's focus on maintaining high-quality neighborhoods while allowing property owners to invest in their homes, improving usability and appearance without compromising community character.

2. Consistency with Wellington's Land Development Regulations (LDR)

The proposed pergola conforms with the applicable sections of Wellington's Land Development Regulations (LDR), including requirements for accessory structures, building setbacks, and architectural compatibility. The structure uses materials and colors that are in harmony with the neighborhood, and the design was reviewed and certified by a Florida-licensed engineer, ensuring compliance with wind load, structural safety, and all applicable codes. The request does not require variances, as the proposed pergola fits comfortably within the lot and meets all required setbacks.

3. Compatibility with Surrounding Properties and Zoning

The proposed pergola is compatible with the surrounding properties, many of which include similar outdoor enhancements. The bronze color has been selected to match the community's established aesthetic, ensuring the new structure integrates smoothly into the visual character of Siena Circle. The scale, design, and materials are appropriate for residential use within the zoning district and enhance the property's appeal while respecting neighboring views and privacy.

4. Consistency with Wellington Neighborhood Aesthetics

The pergola's modern design, bronze finish, and clean lines are consistent with the upscale and cohesive architectural character of the neighborhood. By using FBC-approved materials and adhering to engineered plans, the structure contributes to the overall visual appeal of the property while maintaining the high aesthetic standards expected in Wellington.