

NOTICE OF A PROPOSED PUBLIC HEARING - ZONING



Dear Property Owner:

This is a courtesy notice for a proposed zoning application for land within 500 feet of your property.

The County will consider the application at public hearings provided below. Contact the Zoning Staff for more information.

A summary of the request and a map of the subject site is available at the link below or at the QR code on the reverse side.

www.pbc.gov/pzb/notices

Hearing Agendas and Reports are available one week in advance here:

<https://discover.pbc.gov/pzb/zoning/Pages/Hearings-and-Meetings.aspx>

Application: Palmwood Residential Subdivision, Z-2024-01932

Location: Northwest corner of Frederick Small Rd and Palmwood Rd

Zoning Commission Hearing: June 5, 2025 at 9:00 a.m.

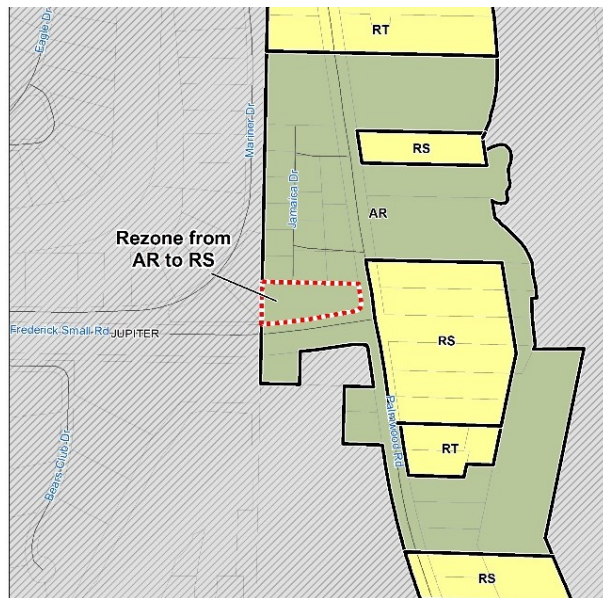
2300 North Jog Road, Vista Center, VC-1W-47,
West Palm Beach, Florida 33411

Board of County Commissioners Hearing: June 18, 2025 at 9:30 a.m.

301 North Olive Avenue
Governmental Center, Chambers 6th Floor
West Palm Beach, Florida 33401

Zoning Staff Contact: Nancy Frontany Bou, Senior Site Planner
(561) 233-5584 or NFrontanyBou@pbc.gov

Notice Date: May 13, 2025



Zoning Application Summary

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| Application: | Palmwood Residential Subdivision, Z-2024-01932 |
| Control: | Palmwood, 2015-00103 |
| Location: | Northwest corner of Frederick Small Rd and Palmwood Rd |
| District: | Commission District 1 |
| Title/Request: | Title: an Official Zoning Map Amendment Request: to allow a rezoning from the Agriculture Residential (AR) Zoning District to the Single Family (RS) Zoning District on 1.14 acres |

Summary:

The application is for the Frederick Small property. The site has no prior Board of County Commissioners (BCC) approvals and is currently vacant.

The request proposes a rezoning from the Agricultural Residential (AR) Zoning District to the Residential Single Family (RS) Zoning District. The rezoning would allow the subdivision of the property into three lots through a future administrative application for a subdivision and the addition of one transfer of development right (TDR) unit for a total of three units.

Access to the site is from Frederick Small Road and Palmwood Road.