

**PALM BEACH COUNTY
ADMINISTRATIVE VARIANCE MEETING
THURSDAY, JANUARY 21, 2016 at 9:00 a.m.**

MINUTES OF THE MEETING

The Variance Public Meeting was held on the 1st Floor of Vista Center, 2300 N. Jog Road, West Palm Beach, FL 33411.

ATTENDEES

County Staff Present:

Barbara Pinkston, Principal Site Planner
Melissa Matos, Senior Site Planner
Ralph Estime, Site Planner I
Lorraine Cuppi, Senior Secretary

Proof of Publication: Lorraine Cuppi said that Courtesy Notices for AVB2015-1783 and AVB2015-2417 were mailed out on December 30, 2015.

Disclosures

Melissa Matos explained the following: For those of you who are not familiar with how the Variance Public Meeting is conducted, the agenda is typically divided into two parts - the consent agenda and the regular agenda. Items on the consent agenda have been approved by staff, with the applicant agreeing to the conditions of approval with no opposition from the public. If an item is on the consent agenda and remains on the consent agenda, the variance is approved and the applicant is free to leave after the staff presentation and receipt of their result letter. If there is opposition from the public or if the applicant does not agree with the conditions of approval, an item can be reordered to the regular agenda. Items on the regular agenda include those which have been reordered from the consent agenda; have opposition from the public; or the applicant does not agree with the conditions of approval imposed by staff. The meeting will begin with Staff's presentation, findings of fact and recommendation, followed by the owner's presentation. Following the owner's presentation, the public portion of the meeting will be open to allow members of the public to comment on the variance request. All comments should be limited to the variance request. If any information or documents presented to staff at the meeting or the applicant provides additional information that may affect staff's decision, a 30 day postponement may be requested to allow staff time to review this information.

POSTPONEMENT:

AVB2015-1783

Lewis, Longman and Walker, PA, agent, Nicola Cervera and Maria Elizalde, owners, to allow an existing structure to exceed: the maximum floor area ratio (FAR); the maximum lot coverage; the maximum allowable distance between property lines; and the square footage of the primary structure. Location: 8392 Pinto Dr. approximately .09 miles east of Blanchette Trail in the Palm Beach Ranchettes subdivision (Control 2015-102)

Postponed to February 25, 2016.

CONSENT ITEM(S):

AVB2015-02417

Jack Harris Raynor and Jones, agent, for Edward and Donna Stack, owners, to allow two (2) accessory structures in the front yard and to occupy more than 25% of the allowable distance between property lines. Location: 11610 Turtle Beach Road approximately .465 miles north of Jack Nicklaus Drive on Turtle Beach Road within the Lost Tree Village Subdivision in the Residential Single Family (RS) Zoning District. (Control 2015-167)

Staff: Ralph Estime presented the Type 1B Variance.

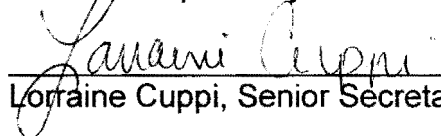
Public: No one from the public was present.

Melissa Matos asked if there were any letters of approval or objection and Lorraine Cuppi stated there was one letter in opposition received.

The agent, Richard Percic, was in agreement with the Conditions of Approval. Staff approved the variance subject to two Conditions of Approval.

MEETING ADJOURNED AT 9:05 AM

Minutes Prepared by



Lorraine Cuppi, Senior Secretary

1/22/16

January 22, 2016