

### PALM BEACH COUNTY ZONING COMMISSION PUBLIC HEARING RESULT LIST

#### November 3, 2016

Agenda & Application #'s **Applicant & Request Vote** POSTPONEMENTS/REMANDS/WITHDRAWALS AGENDA - ZONING APPLICATIONS DOA-2015-01470 Florida Education Properties Villages of Villages of Windsor SE Civic DOA: to reconfigure the site plan; add and delete square footage; increase the number of students for the Private School; decrease the number of children for the Day Care; and amend Conditions of Approval (Engineering). Control#: 1996-00081 Board Decision: Postponed to 12/02/2016 with a vote of 8-0-0 8-0-0 ZV/DOA/R-2015-02348 First Coast Energy LLP Western Plaza -First Coast ZV: to allow a reduction in number of parking spaces and the width of a **Energy Convenience Store No.** Right-of-Way buffer. 2719 Control#: 1977-00048 **Board Decision**: Postponed to 12/02/2016 with a vote of 8-0-0 8-0-0 DOA: to reconfigure Site Plan; add square footage and fueling stations; add a Requested Use; and, modify Conditions of Approval (Engineering). Board Decision: Postponed to 12/02/2016 with a vote of 8-0-0 8-0-0 R: to allow a Convenience Store with Gas Sales. **Board Decision**: Postponed to 12/02/2016 with a vote of 8-0-0 8-0-0 **CONSENT AGENDA - ZONING APPLICATIONS** ZV/CB/Z/CA-2015-02346 Chinhoi of The Palm Beaches LLC **Speedy Tires** ZV: to allow a reduction in building frontage and an increase in the build-to line Control#: 2009-02311 8-0-0 Board Decision: Approved a Type II Variance (with conditions) with a vote of 8-0-0 CB: to allow a Car Wash 8-0-0 Board Decision: Recommended Approval of a Class B Conditional Use with a vote of 8-0-0 Z: to allow a rezoning from the Neighborhood Commercial (CN) and the Residential Multi-family (RM) Zoning Districts to the General Commercial (CG) Zoning District. Board Decision: Recommended Approval of an Official Zoning Map 8-0-0 Amendment with a vote of 8-0-0 CA: to allow General Repair and Maintenance. Board Decision: Recommended Approval of a Class A Conditional Use with a 8-0-0 vote of 8-0-0 ZV-2015-02173 Autonation Imports of Palm Beach Inc **Lexus of Palm Beach** ZV: to allow an increase in sign height for a sign in the MUPD Zoning District and adjacent to Residential. Control#: 1975-00072 8-0-0 Board Decision: Approved a Type II Variance (with conditions) with a vote of ABN/DOA/R-2016-00438 Boca SVP LLC ABN: to abandon R-1995-1017 approving a Development Order Fuji Yama Restaurant Amendment/Expedited Application Consideration (EAC) for a Requested Use to allow Indoor Entertainment. Control#: 1984-00152 Board Decision: Recommended Approval of a Development Order 8-0-0 Abandonment with a vote of 8-0-0 **DOA:** to reconfigure the master and site plans and add a Requested Use. Board Decision: Recommended Approval of a Development Order 8-0-0 Amendment with a vote of 8-0-0 R: to allow a Type II Restaurant. Board Decision: Recommended Approval of a Requested Use with a vote of 8-0-0

8-0-0



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<u>A</u>	genda & Application #'s	Applicant & Request	<b>Vote</b>		
6.	ABN/PDD/DOA-2016-01248	Lennar Homes LLC, Verzaal Family Ltd Ptnrshp			
	Flavor Pict Townhomes PUD	<b>ABN:</b> to abandon Resolution ZR-95-03 which approved a Class B Conditional Use			
	Control#: 2014-00064	for a Wholesale Nursery. <b>Board Decision</b> : Approved a Development Order Abandonment with a vote of	8-0-0		
	Control#. 2014-00004	8-0-0	0-0-0		
		<b>PDD:</b> to allow a rezoning from the Residential Transitional Urban (RTU) Zoning			
		District to the Planned Unit Development (PUD) Zoning District.			
		Board Decision: Recommended Approval of an Official Zoning Map	8-0-0		
		Amendment with a vote of 8-0-0			
		<b>DOA:</b> to reconfigure the Master Plan; add land area; modify and delete			
		Conditions of Approval (Landscaping, Engineering); add units; and, restart the			
		Commencement of Development clock.	0.0.0		
		<b>Board Decision</b> : Recommended Approval of a Development Order Amendment with a vote of 8-0-0	8-0-0		
REGULAR AGENDA - ZONING APPLICATIONS					
7.	ZV/DOA-2015-02529	Congregation Aitz Chaim Of WPB Inc			
	Mikvah Aitz Chaim	<b>ZV:</b> to allow a reduction in the width of a Type II Incompatibility Buffer.	0.0.0		
	Control#: 1984-00153	<b>Board Decision</b> : Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0		
		0-0-0			
		<b>DOA:</b> to reconfigure the site plan; add square footage; and, add land area.			
		<b>Board Decision</b> : Recommended Approval of a Development Order	8-0-0		
		Amendment with a vote of 8-0-0			
8.	SV/Z/CA-2016-00843	Wallace Sease, Lichtenstein Nancy			
	Ranchette Lake	<b>SV:</b> to allow a 60-foot residential access street to exceed the maximum allowable Average Daily Trips (ADTs).			
	Control#: 1975-00162	Board Decision: Recommended Approval of a Subdivision Variance with a	7-0-1		
		vote of 7-0-1			
		<b>Z:</b> to allow a rezoning from the Agriculture Residential (AR) Zoning District to the			
		Residential Single-Family (RS) Zoning District.			
		Board Decision: Recommended Approval of an Official Zoning Map	7-0-1		
		Amendment with a vote of 7-0-1			
		CA: to allow Zero Lot Line (ZLL) residential.			
		Board Decision: Recommended Approval of a Class A Conditional Use with a	7-0-1		
		vote of 7-0-1			
С	CONSENT AGENDA - ZONING APPLICATIONS				
9.	ZV/Z/DOA/CA-2016-01040	Ldr Academy Inc			
	Batt School	<b>ZV:</b> to allow a reduction of the setback of a recreational amenity from a residential property line and to allow a reduction of a Right of Way (ROW) Buffer.			
	Control#: 1992-00049	Board Decision: Approved a Type II Variance (with conditions) with a vote of	8-0-0		
		8-0-0			
		7. to allow a regarding from the Decidential High Density (DH) Zoning District to			
		<b>Z:</b> to allow a rezoning from the Residential High Density (RH) Zoning District to the Multi-family Residential (RM) Zoning District.			
		Board Decision: Recommended Approval of an Official Zoning Map	8-0-0		
		Amendment with a vote of 8-0-0			
		<b>DOA:</b> to reconfigure the site plan; add a Conditional Use; amend Conditions of			
		Approval (Building and Site Design); and, to reduce the number of students.			
		Board Decision: Recommended Approval of Development Order Amendment	8-0-0		
		with a vote of 8-0-0			
		CA: to allow a Private School.			
		Board Decision: Recommended Approval of a Class A Conditional Use with a	8-0-0		
		vote of 8-0-0			



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10.	ZV/DOA-2016-00657	EFN Northfield Property LLC	
	Napleton Kia	<b>ZV:</b> to allow a reduction in the width of the Right-of-Way (ROW) and Type 2 Incompatibility Buffers; the elimination of shrubs in the Type 2 Incompatibility Buffer; a reduction in interior and terminal landscape island width; and a reduction of freestanding sign minimum separation from a residential district.	
	Control#: 1987-00041	<b>Board Decision</b> : Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
		<b>DOA:</b> to reconfigure the Site Plan; and add square footage. <b>Board Decision</b> : Recommended Approval of a Development Order Amendment with a vote of 8-0-0	8-0-0
RI	EGULAR AGENDA - ZONING A	PPLICATIONS	
11.	ZV/DOA/R-2016-00660	2860 Ranch House Road LLC, Scotts Gas LLC, Ranch House Prop Inc,	
	CHC P	CHS Properties Inc, Legal Leasing Corporation, Flagler System Mgnt Inc	
	CHS Properties MUPD Control#: 1998-00089	<b>ZV:</b> to allow mountable curbing. <b>Board Decision</b> : Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
		<b>DOA:</b> to reconfigure the site plan; add square footage; add a Requested Use; and,	
		to modify and delete Conditions of Approval (Landscaping).	0.00
		<b>Board Decision</b> : Recommended Approval of a Development Order Amendment with a vote of 8-0-0	8-0-0
		R: to allow Auto Paint and Body.  Board Decision: Recommended Approval of a Requested Use with a vote of 8-0-0	8-0-0
12.	ZV/ABN/CA-2016-00444	Rex & Rex Unlimited Inc	
	Tire Kingdom  Control#: 1984-00048	<b>ZV:</b> To adopt a resolution approving a Type II Variance to allow a reduction in the width of Right of Way and Compatibility buffers, to allow easements overlap in perimeter buffers and foundation planting, a reduction in setbacks and reduction of lot depth subject to the Conditions of Approval as indicated in Exhibit C-1. <b>Board Decision:</b> Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
		<b>ZV:</b> to deny an increase in wall signage. <b>Board Decision</b> : Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
		<b>ABN:</b> to abandon resolution R-1984-1843. <b>Board Decision</b> : Recommended Approval of a Development Order Abandonment with a vote of 8-0-0	8-0-0
		CA: to allow General Repair and Maintenance.  Board Decision: Recommended Approval of a Class A Conditional Use with a vote of 8-0-0	8-0-0
13.	SV/CB/CA-2016-00447	Divine Savior Lutheran Church & Academy	
	Divine Savior Academy Control#: 2013-00168	<b>SV:</b> to allow access directly to a major street. <b>Board Decision</b> : Postponed to 12/02/2016 with a vote of 8-0-0	8-0-0
		<b>CB:</b> to allow a General Daycare. <b>Board Decision</b> : Postponed to 12/02/2016 with a vote of 8-0-0	8-0-0
		<b>CA:</b> to allow a Private School and Place of Worship. <b>Board Decision</b> : Postponed to 12/02/2016 with a vote of 8-0-0	8-0-0
		END OF RESULT LIST	

#### END OF RESULT LIST

Print Date: 11/17/2016