



AGENDA

PALM BEACH COUNTY BOARD OF ADJUSTMENT 5/18/2006

- I. ROLL CALL AND DECLARATION OF QUORUM
- II. OPENING PRAYER AND PLEDGE OF ALLEGIANCE
- III. PROOF OF PUBLICATION
- IV. REMARKS OF THE CHAIRMAN OF THE BOARD
- V. APPROVAL OF MINUTES
- VI. REMARKS OF THE ZONING DIRECTOR
- VII. APPROVAL OF AGENDA
- VIII. SWEARING IN
- IX. AGENDA

Postponed Items:

BA2006-00461

Scott Levine, agent, for Ocean Avenue LLC, owner, to allow a reduction of the R-O-W buffer along the north property line. LOC: 8221 Glades Rd., approx. 0.8 mile S of the intersection of Woolbright Rd. and Ocean Blvd., in the RH Zoning District.

Consent Item(s):

BA2006-00352

Darrel Zbar, owner, to allow a proposed SFD to encroach into the required side interior setbacks. LOC: 3414 Harbor Road South, approx. 380 ft. E of US Highway 1, and approx. 0.3 mile N of Tequesta Dr., within the Jupiter Heights Subdivision, in the RS Zoning District.

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Development Order and 2 Condition(s) – Pg. 5

Staff Recommendations: **Approval with Condition(s)**

Timothy Sanford, Planner I

BA2006-00353

Gloria and Harris Cherkis, owners, to allow a proposed screen enclosure to encroach into the required rear and side street setbacks. LOC: 11530 Cherrybrook Ln., approx. 0.5 mile S of Woolbright Rd. and approx. 28 ft. W of Jog Rd., within the Jones PUD, in the PUD Zoning District (PET: 1995-019).

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Development Order and 3 Condition(s) – Pg. 11

Staff Recommendations: **Approval with Condition(s)**

Timothy Sanford, Planner I

BA2006-00358

Mike Brosseit, owner, to allow an existing accessory structure to encroach into the required side interior setback. LOC: 462 Mozart Road, approx. 0.5 mile S of Southern Blvd., and approx. 0.9 mile E of State Road 7, within the Palm Beach Farms Subdivision, in the AR Zoning District.

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Development Order and 1 Condition(s) – Pg. 16

Staff Recommendations: **Approval with Condition(s)**

Timothy Sanford, Planner I

BA2006-00473

James & Georgina Tillman, owners, to allow a proposed screen enclosure to encroach into an easement. LOC: 3121 Merion Terrace, approx. 0.9 mile N of Lake Worth Road and approx. 1.3 miles W of Sherwood Forest Blvd., within the Palm Beach National Golf & Country Club Estates Subdivision, in RS Zoning District.

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Development Order and **2** Condition(s) – Pg. 21

Staff Recommendations: **Approval with Condition(s)**

F. Alan Seaman, Senior Site Planner & Juanita James, Zoning Technician

BA2006-00474

Mike & Claire Ranger, owners, to allow an existing porch to encroach into the required side and front setbacks. LOC: 4551 Dow Lane, approx. 400 ft. W of S. Military Trail and approx. 900 ft. N of Corbett Road, in the AR Zoning District (PET. 1997-066).

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Development Order and **2** Condition(s) – Pg. 26

Staff Recommendations: **Approval with Condition(s)**

Timothy Sanford, Planner I

BA2006-00481

Kim Juran, agent, for Kelly Tractor, owner, to allow a reduction of a portion of the west incompatibility buffer. LOC: 5300 Okeechobee Blvd., on the south side of Okeechobee Blvd. and approx. 0.32 mile W of Haverhill Rd., in the MUPD Zoning District (PET. 2005-411).

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Development Order and **1** Condition(s) – Pg. 31

Staff Recommendations: **Approval with Condition(s)**

Timothy Sanford, Planner I

BA2006-00483

Melanie Borkowski of Palm Beach County Facilities Development & Operations Division, agent, for Palm Beach County, owner, to allow the elimination of the required plant materials within the western compatibility buffer; to reduce internal tree requirements; and to eliminate the required tree islands. LOC: Vacant lot, approx. 0.5 mile N of Southern Blvd. and West of Pike Road, within the PO Zoning District.

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Development Order and **1** Condition(s) – Pg. 35

Staff Recommendations: **Approval with Condition(s)**

David Flinchum, Principal Planner

BA2006-00485

Lucido and Associates, for Lost Tree Village, Inc., owner, to allow a reduction in the width of the north and south incompatibility buffers, and to allow a reduction in the number of required trees and parking spaces. LOC: 11240 Turtle Beach Rd. and approx. 1 mile E of US-1 (Federal Highway) and approx. 0.3 mile N of Mclean Road, within the Lost Tree Subdivision, in the RS Zoning District (PET: 1997-050).

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Development Order and **3** Condition(s) – Pg. 40

Staff Recommendations: **Approval with Condition(s)**

F. Alan Seaman, Senior Site Planner

BATE2006-00618

Kilday & Associates Inc., agent for Beverly Buss and Joseph Horvath, owners, to allow a 12 month time extension on the Development Order and Condition #1. LOC: on the NE corner of Southern Blvd. & F Rd., in the AR Zoning District. (PET. 1991-043).

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Development Order and **3** Condition(s) – Pg. 42

Staff Recommendations: **Approval with Condition(s)**

F. Alan Seaman, Senior Site Planner & Juanita James, Zoning Technician

Regular Item(s):

None.

X. ADJOURNMENT

In accordance with the ADA, this document may be requested in an alternative format. Auxiliary aids or services will also be provided upon request with at least three days notice. Please contact the Board of Adjustment Secretary at (561) 233-5302.