

**PALM BEACH COUNTY
ADMINISTRATIVE VARIANCE MEETING
THURSDAY, SEPTEMBER 17, 2009 at 9:00 a.m.**

MINUTES OF THE MEETING

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

ATTENDEES

County Staff Present:

Alan Seaman, Principal Site Planner (in attendance)

Lauren Benjamin, Site Planner I

Aaron Taylor, Site Planner I

Juanita James, Zoning Technician

Joanne Koerner, Engineering Planner

Elizabeth Murray, Secretary

Victoria Fulton, Receptionist (in attendance)

Proof of Publication Lauren Benjamin, Site Planner I, asked for date of Zoning Confirmation for the 300 ft notices, which Elizabeth Murray, Secretary stated they were mailed August 27, 2009.

Disclosures

The Palm Beach County Administrative Variance Type 1-B Staff Public Meeting began at 9:10 am. Lauren Benjamin, Site Planner I, opened the meeting by giving a brief summary and introduction of the Type 1-B variances under the Administrative Variance Staff Public Meetings.

Ms. Benjamin explained the following: "For those of you that are not familiar with how staff conducts our business, the Agenda is divided in three parts, Postponement/Withdrawals the Consent and Regular Agenda. Items on the Consent Agenda are items that have been approved by staff, the applicant agrees with the conditions and there is no opposition from the public. If there is opposition from the public, or the applicant does not agree with the conditions, an item can be re-ordered to the Regular Agenda. 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. The next part of the Agenda is the Regular Agenda. That consist of items that have been removed from Consent, or items that have opposition from the public, or the applicant does not agree with the conditions that staff has imposed. Staff will introduce them and the applicant will have an opportunity to give their presentation and then staff will give theirs. Then the public portion of the meeting is open and staff will hear from the public".

It was also informed that "if any information or documents is presented to staff at the meeting from the public or the applicant provides additional information that may affect staff's decision, a thirty day (30) postponement may be requested to allow staff the time to review the new information".

Lauren Benjamin, stated there are two (2) items on the September 17, 2009 agenda one (1) one postponement and (1) one on Consent.

Changes to Agenda: Lauren Benjamin inquired if there were any changes to the agenda, which Aaron Taylor, stated there was one change to the AVB2009-Rathbun variance, in which Rathbun was incorrectly spelled Rathburn.

Elizabeth Murray, Secretary – Prepared Minutes

POSTPONED ITEMS:

AVB2009-03510-REZKALLA

George and Cindy Rezkalla, owners, to allow a proposed addition to encroach into the required front and side street setback. LOC: 6392 Bischoff Road approx. at the corner of Bischoff Rd. and Alexander Rd. within the Palm Beach Farms Subdivision in the AR Zoning District. (Control 2009-2141)

Staff: Juanita James read the Legal and Lauren Benjamin, addressed the 30 day postponement to October 15, 2009 due to needs to address Land Development Comments, there is a letter in the record from the applicant addressing this postponement.

Public: No one from the public appeared.

CONSENT ITEM(S):

AVB2009-03146-RATHBUN

Sherman Duncan, agent, for Kathleen Rathbun, owner, to allow a proposed addition (structure) to encroach into the required front and side interior setback. LOC: 788 Whippoorwill Way approx. .20 mile North of Dillman Road on Whippoorwill Way within the Whippoorwill Lakes Subdivision in the RE Zoning District (Control 1981-37).

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Development Order - 1

Conditions - 3

Aaron Taylor, Site Planner I

Staff: Aaron Taylor read the Legal and proceeded to do the overview of the project. Mr. Sherman Duncan, agent was present and asked if he understood and agreed with the one (1) Development Order and three (3) Conditions of approval, which he replied that he did. Aaron Taylor also stated he had received the survey referenced in condition number (3) three and would see that Glenn Marks of the Survey Department received a copy. Lauren Benjamin iterated the approval of this project.

Public Correspondence: None.

Public: No one from the public appeared.

Staff's approval was based pursuant to Art.2 of the ULDC and the 7-Criterias with 3 condition(s) of approval.

Meeting Adjourned

PLEASE NOTE:

The Administrative Variance Meetings are Videoed (9/17/09 has Audio only on Website, due to technical difficulty) and available for viewing on the Palm Beach County Website. Please allow 24 to 48 hours after the meeting date for the video to be available.

Click below to view listings and watch the Zoning Archived Meeting videos:

<http://www.pbcgov.com/pzb/Zoning/videoconferencing/2008meet.htm>

If you wish to purchase a DVD or VHS Tape of the Administrative Variance Meeting a copy can be made available by contacting Channel 20. To purchase a copy of the hearing, please call Victoria Leveille at 561-355-1790 or 561-355-4573 or email her directly at vleveille@pbcgov.com