



PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: 7/21/2005

Application No: BA-2004-00993

Control No: 2000-30084

Result: WITHDRAWN

Request: to allow an existing single family dwelling to encroach into the front setback

Code Section / Description	Required	Proposed	Variance
3.D.1.A Lot Width	35 ft	30.15 ft	4.85 ft

Address: 3445 US Highway 1, Delray Beach, FL - 33483

The above variance was withdrawn by the applicant's request.

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: **7/21/2005**

Application No: BAAA-2005-00816

Result: APPROVED

Request: to request an appeal on the decision of Zoning Confirmation Letter #2005-632

Code Section / Description	Request:
Article 3.E.1.A.5 and Table 3.E.2.C.14	to request an appeal on the decision of Zoning Confirmation Letter #2005-632.

The above appeal was approved as follows: to reverse the zoning director's interpretation of Article 3.E.1.A.5 and Table 3.E.2.C.14 Planned Unit Development (PUD) Thresholds, that a property owner intending to develop residential property (10) acres or more would be required to rezone the property from its current zoning designation to a PDD (PUD).

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: **7/21/2005**

Application No: BA-2005-00817

Control No: 1977-00048

Result: POSTPONED

Request: To allow a sign to exceed the maximum square footage

Code Section / Description	Required	Proposed	Variance
8.G.1.A.4 Signage, Standards for Specific Signs, Building Mounted Signs, Wall Signs.	66.6 sq ft	87.5 sq ft	20.9
Address: 9950 Southern Blvd , West Palm Beach, FL - 33411			

The above variance was **POSTPONED** at the applicant's request for a period of 30 days.

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: 7/21/2005

Application No: BATE-2005-00822

Control No: 2004-00244

Result: APPROVED WITH CONDITIONS

Request: To allow a 12-month time extension for the Development Order and Condition 1.

Code Section / Description	Required	Proposed	Variance
2.B.3.G.2 Time Extension on Development Order	06/17/2005	06/17/2006	12 months
2.B.3.G.2 Time Extension on Condition #1	06/17/2005	06/17/2006	12 months

Address: 3169 Emerald Ln, Lake Worth, FL - 33462

The above variance was granted subject to the following zoning condition(s):

- 1 By **June 17, 2005**, the applicant shall obtain a building permit for the proposed solid roof screen enclosure in order to vest the variance approved pursuant to BA-2004-00278. (DATE: MONITORING-BLDG PERMIT)

IS HEREBY AMENDED TO READ

By **June 17, 2006**, the applicant shall obtain a building permit for the proposed solid roof screen enclosure in order to vest the variance approved pursuant to BA-2004-00278. (DATE: MONITORING-BLDG PERMIT)

The Development Order for this particular variance shall lapse on June 17, 2005, one year from the approval date (DATE: MONITORING-ZONING).

IS HEREBY AMENDED TO READ:

The Development Order for this particular variance shall lapse on June 17, 2006, one year from the approval date (DATE: MONITORING-ZONING).

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: **7/21/2005**

Application No: BA-2005-00823

Control No: 1973-00166

Result: APPROVED WITH CONDITIONS

Request: To allow an existing addition to encroach into the rear and side interior setback

Code Section / Description	Required	Proposed	Variance
3.D.1.A-5 (Side interior setback) Property Development Regulations:	7.5 ft	3.87 ft.	3.63 ft
3.D.1.A-5 (rear setback) Property Development Regulations:	15 ft	10.04 ft	4.96 ft

Address: 4376 Mars Ave, West Palm Beach, FL - 33406

The above variance was granted subject to the following zoning condition(s):

- 1 By **October 21, 2005**, the applicant shall secure a building permit, for the room addition, in order to vest this variance. A copy of the BA result letter shall be submitted along with the building permit application. (DATE: BUILDING: ZONING)
- 2 The variance request is only for the existing room addition. All other improvements shall meet the ULDC requirements. (ON-GOING: ZONING: ZONING)
- 3 By **December 21, 2005**, the building inspection must be completed. A copy of the Board of Adjustment result letter from this variance shall be submitted to the Building Department, as part of their application. (DATE: BUILDING: ZONING)

The development order for this particular variance shall lapse on 7/21/2006, one year from the approval date. (DATE: MONITORING:Zoning)

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: 7/21/2005

Application No: BA-2005-00824

Control No: 1987-00049

Result: APPROVED WITH CONDITIONS

Request: To allow a reduction in size of the required landscape material.

Code Section / Description	Required	Proposed	Variance
7.D.2.B Palms (planted throughout the entire PUD)	12 ft height, 8ft clear trunk	8 ft. height, 6ft clear trunk	4 ft. height, 2ft. clear trunk
7.D.2.A Canopy Trees (planted throughout the entire PUD)	12 ft height, 6 ft spread, 2.5 inches caliper	8 ft height, 4 ft spread, 2 inches caliper	4 ft height, 2ft spread, 0.5 inches caliper

Address: 7472 State Road 15, Pahokee, FL - 33476

The above variance was granted subject to the following zoning condition(s):

- 1 Prior to the issuance of Certificate of Occupancy, all required landscape material for the Santa Maria Village PUD shall be planted. This variance is only to reduce the size requirement for the trees that will be planted in accordance with Article 7 of the ULDC. (EVENT: LANDSCAPE: ZONING)

The development order for this particular variance shall lapse on 7/21/2006, one year from the approval date. (DATE: MONITORING:Zoning)

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: 7/21/2005

Application No: BA-2005-00825

Control No: 1987-00007

Result: APPROVED WITH CONDITIONS

Request: To allow proposed structure to encroach into the rear and side interior setbacks

Code Section / Description	Required	Proposed	Variance
3.D.1.A.5 Setback Exceptions	Roof overhangs projecting into the required setback a max. of 2 ½ ft.	To allow a roof overhang to project into the reduce rear setback by more than 2 ½ ft.	To allow a roof overhang to project more than 2 ½ ft into the reduce rear setback
3.D.1.A.5 Rear Setback	15 ft	6 ft, 9 9/16 inches	6ft. 9 3/4 inches

Address: 15895 Laurel Creek Dr , Delray Beach, FL - 33446

The above variance was granted subject to the following zoning condition(s):

- 1 On or before **September 21, 2005**, the applicant shall amend the site plan to reflect the variance approval pursuant to BA2005-825.
- 2 By **July 21, 2006**, the applicant shall secure a building permit and completed his first inspection by a building permit inspector in order to vest this variance request.

**The development order for this particular variance shall lapse on 7/21/2006, one year from the approval date.
(DATE: MONITORING:Zoning)**

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: 7/21/2005

Application No: BA-2005-00826

Control No: 1997-00104

Result: APPROVED WITH CONDITIONS

Request: To allow proposed and existing balconies to encroach into the required front setback for lots 6, 17, 19, 25, 29 of Pod G-1.

Code Section / Description	Required	Proposed	Variance
3.E.2.D-16 PUD, Property Development Regulations (front setback)	25 ft.	22 ft.	3 ft.

Address: Vacant, NW corner of Lyons Rd. and Clint Moore Rd.

The above variance was granted subject to the following zoning condition(s):

- 1 The variance is only for the balconies on lots 6, 17, 19, 25, and 29 of POD G-1. Any other improvements shall meet the ULDC requirements (ON-GOING: ZONING: ZONING).
- 2 By **October 21, 2005**, the applicant shall amend the site plan to reflect the setback reduction for the balconies of lots 6, 17, 19, 25, and 29 of POD G-1 (DATE: BUILDING: ZONING).

The development order for this particular variance shall lapse on 7/21/2006, one year from the approval date. (DATE: MONITORING:Zoning)

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: **7/21/2005**

Application No: BA-2005-00827

Control No: 2005-00071

Result: APPROVED WITH CONDITIONS

Request: To allow a bird aviary to encroach into the required side interior setback and to allow an existing fence to exceed the height requirement along the north and west property lines.

Code Section / Description	Required	Proposed	Variance
5.B.1.A.2.f Nonresidential Districts (fence height along the north property line and along the east and west property lines within the front setback.	6 ft	8 ft	2 ft
3.D.1.A-5 Property Development Regulations (side interior setback)	50 ft	22 ft	28 ft

Address: 10948 Acme Rd , West Palm Beach, FL - 33414

The above variance was granted subject to the following zoning condition(s):

- 1 By **October 21, 2005**, the applicant shall amend the approved site plan to reflect the variance pursuant to BA-2005-827. A copy of the Board of Adjustment result letter, from this variance, shall be submitted to the DRO section, as part of the application to amend the approved site plan. (DATE: DRO: ZONING)
- 2 By **July 21, 2007**, the applicant shall apply for and receive all necessary building permits and have the first inspection completed by a building inspector. A copy of the Board of Adjustment result letter, from this variance, shall be submitted to the Building Department, as part of the application. (DATE: BUILDING: ZONING)

The development order for this particular variance shall lapse on 7/21/2007, two years from the approval date. (DATE: MONITORING:Zoning)

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: **7/21/2005**

Application No: BATE-2005-00863

Control No: 2003-00098

Result: APPROVED WITH CONDITIONS

Request: To allow a time extension on the Development Order and Conditions 1, 5 and 6 in order to vest the variance approved pursuant to BA-2004-152.

Code Section / Description	Required	Proposed	Variance
2.B.3.G.2 Time Extension on Development Order	06/17/2005	06/17/2006	24 months
2.B.3.G.2 Time Extension on Condition #1	06/17/2005	06/17/2006	24 months
2.B.3.G.2 Time Extension on Condition #5	06/17/2005	06/17/2007	24 months
2.B.3.G.2 Time Extension on Condition #6	06/17/2005	06/17/2007	12 months

Address: Vacant

The above variance was granted subject to the following zoning condition(s):

- By **June 17, 2005**, or prior to DRO certification, the applicant shall ensure that the existing wooden fence directly behind the existing loading zone on the Eastern lot is replaced by a six (6) foot high concrete block wall. (DATE: MONITORING-DRO)

IS HEREBY AMENDED TO READ:

By **June 17, 2007**, or prior to DRO certification, the applicant shall ensure that the existing wooden fence directly behind the existing loading zone on the Eastern lot is replaced by a six (6) foot high concrete block wall. (DATE: MONITORING-DRO)

- By **June 17, 2005**, or prior to DRO certification, the applicant shall ensure the BA conditions are shown on the certified site plan. (DATE: MONITORING-DRO)

IS HEREBY AMENDED TO READ:

By **June 17, 2007**, or prior to DRO certification, the applicant shall ensure the BA conditions are shown on the certified site plan. (DATE: MONITORING-DRO)

- By **June 17, 2006** the applicant shall obtain a building permit for the proposed structures on the Western parcel in order to vest the variance approved pursuant to BA-2004-00152. (DATE: MONITORING-BLDG PERMIT)

IS HEREBY AMENDED TO READ:

By **June 17, 2007** the applicant shall obtain a building permit for the proposed structures on the Western parcel in order to vest the variance approved pursuant to BA-2004-00152. (DATE: MONITORING-BLDG PERMIT)

The Development Order for this particular variance shall lapse on June 17, 2005, one year from the approval date (DATE: MONITORING-ZONING).

IS HEREBY AMENDED TO READ:

The Development Order for this particular variance shall lapse on June 17, 2007, two years from the approval date (DATE: MONITORING-ZONING).

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: **7/21/2005**

Application No: BA-2005-00877

Control No: 2005-00103

Result: APPROVED WITH CONDITIONS

Request: to allow a Planned Development District to have less than 200 linear feet of frontage along an arterial or collector street and to allow legal access from a local street instead of arterial or collector.

Code Section / Description	Required	Proposed	Variance
3.C.2.A.2 Performance Standards Access and Circulation	80' min R/W	Access on local street 50' R/W	30' R/W
3.C.2.A.1 Performance Standards Access and Circulation	80' min R/W	Frontage on Local Street	30' R/W

Address: 5374 Stacy St , West Palm Beach, FL - 33417
 1291 Stacy St , West Palm Beach, FL - 33417
 1325 S Stacy St , West Palm Beach, FL - 33417
 1349 S Stacy St , West Palm Beach, FL - 33417
 1389 N Stacy St , West Palm Beach, FL - 33417
 1407 N Stacy St , West Palm Beach, FL - 33417

The above variance was granted subject to the following zoning condition(s):

- 1** By **July 21, 2008**, the applicant shall have submitted and received a building permits as well as received the first inspection by the Building Department.
- 2** By **October 21, 2007**, the applicant shall amend the site plan to reflect the variance approval pursuant to BA 2005-877.

The development order for this particular variance shall lapse on July 21, 2008, three years from the approval date. (DATE: MONITORING:Zoning)

PALM BEACH COUNTY - BOARD OF ADJUSTMENT - RESULTS LIST

Hearing Date: 7/21/2005

Application No: BATE-2005-00929

Control No: 2005-00182

Result: APPROVED WITH CONDITIONS

Request: To allow an 8-month time extension on Condition #1 in order to vest the variance approved pursuant to BA-2005-457.

Code Section / Description	Required	Proposed	Variance
2.B.3.G.2 Time Extension on Condition #1	06/19/2005	03/20/2006	8 months

Address: 5196 El Claro Cir, West Palm Beach, FL - 33415

The above variance was granted subject to the following zoning condition(s):

- 1 By **June 19, 2005**, the applicant shall obtain a building permit for the existing guest cottage. (DATE: BUILDING: ZONING)

IS HEREBY AMENDED TO READ:

By **March 20, 2006**, the applicant shall obtain a building permit for the existing guest cottage. (DATE: BUILDING: ZONING)

The development order for this particular variance shall lapse on **May 19, 2006**, one year from the approval date. (DATE: MONITORING:Zoning)

END OF REPORT