

**PALM BEACH COUNTY
ADMINISTRATIVE VARIANCE MEETING
THURSDAY, MAY 21, 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:

Aaron Taylor, Site Planner I

Lauren Benjamin, Site Planner I

Juanita James, Zoning Technician

Elizabeth Murray, Secretary

Disclosures

The Palm Beach County Administrative Variance Type 1-B Staff Public Meeting began at 9:00 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 time to review the new information".

Elizabeth Murray, Secretary – Prepared Minutes

Proof of Publication – Lauren Benjamin ask for date of Zoning Confirmation for the 300 ft notices, which Elizabeth Murray, Secretary stated they were mailed May 1, 2009.

Changes to Agenda: Lauren Benjamin inquired if there were any changes to the agenda, which Aaron Taylor, Planner I stated there were none.

CONSENT AGENDA

REVISIT FOR CLARIFICATION: AVB2009-00421-GONZALEZ

Isai Gonzalez, owner, to allow the principal structure to encroach into the required front setback. Loc: 236 E. Browning Dr., approximately .03 miles north. of Gun Club Road on East Browning Drive within the Gun Club Estates subdivision in the RM Zoning District.

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Aaron Taylor, Site Planner I

Aaron Taylor, Planner I, proceeded to do the overview of the project and explained why the Revisit for Clarification was being heard. The 5 foot approved was not sufficient and that the 1 foot modification to 6 feet does not change the previous staff report.

Public Correspondence: None.

Agent/Owner: Mr. Isia Gonzalez was present and agreed to the previous (2) Conditions of Approval and (1) Development Order and that he understood and agreed to the modification.

Public: No one from the public appeared.

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

AVB2009-01395-TOWNSEND

Camilo Mejia, agent, Kenneth and Rosemary Townsend, owners, to allow a proposed addition to encroach into the required rear setback. LOC: 7422 Briar Cliff Circle approximately .02 mile West of Jog Rd and .02 mile South of Lake Charleston Boulevard within the Lake Charleston PUD in the RTS Zoning District. (Control Number 1986-96).

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Development Order - 1

Conditions - 1

Lauren Benjamin, Site Planner I

Staff: Lauren Benjamin-Presented overview of approval and ask Camilo Mejia, agent if she understood and agreed with the Development Order and Condition of approval, which she replied that she did.

Public Correspondence: None.

Agent/Owner: Camilo Mejia was present and agreed to the (1) Condition of Approval and (1) Development Order.

Public: No one from the public appeared.

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

Meeting Adjourned

PLEASE NOTE:

The Administrative Variance Meetings are Videoed and are 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