

**Board of County Commissioners**

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**BOARD OF COUNTY COMMISSIONERS  
ZONING MEETING**

**AMENDMENTS TO THE AGENDA**

**September 29, 2008**

**AGENDA ITEM #**                      **APPLICATION/CHANGE**  
**PAGE #**

**MOVE TO REGULAR AGENDA AND AMEND**

- 12. (43-72)                      PPD 2007-1792 MPC III Turnpike
- Delete ALL PETITIONS 3 and LANDSCAPING 6

**AMENDMENTS**

- 23. (250-297)                      **DOA/TDR-2007-1202 (Colony at Lake Worth PUD) (Control 2003-011)**

Modify Planned Unit Development (PUD) Condition 7 to read as follow:

- 7. Prior to final Development Review Officer (DRO) approval, the Preliminary Master Plan shall be amended to indicate a minimum five (5) foot wide meandering pathway through each of the lakefront open space areas as shown on the Preliminary Master Plan dated September 9~~11~~<sup>11</sup>, 2008. These pathways shall provide an uninterrupted connection between the pedestrian sidewalk system on the property and the pedestrian pathway required per PUD Condition 7. These pathways shall not be located within land areas designated for drainage, stormwater management or other utility purposes. (DRO/PLAT: ZONING - Zoning)

Modify Planned Unit Development (PUD) Condition 8 to read as follow:

- 8. Previous Condition M.8 of Resolution R-2004-0158, Control No. 2003-011, which currently states:

Prior to the issuance of a Certificate of Occupancy (CO) for the ~~44075~~<sup>44075</sup>th unit, the property owner shall mulch or pave all pedestrian pathways and install all gazebos, shade structures/trellis, benches and trash receptacles required per Conditions M.7. and M.8. (CO: MONITORING - Zoning/Planning)

Is hereby amended to read:

Prior to the issuance of a Certificate of Occupancy (CO) for the ~~75110~~<sup>75110</sup>th unit, the property owner shall mulch or pave all pedestrian pathways and install all gazebos, shade structures/trellis, benches and trash receptacles required per PUD Condition 1. (CO: MONITORING - Zoning)

Modify Compliance Condition to read as follow:

1. In granting this approval, the Board of County Commissioners relied upon the oral and written representations of the petitioner both on the record and as part of the application process. Deviations from or violation of these representations shall cause the approval to be presented to the Board of County Commissioners for review under the compliance condition of this approval. (ONGOING: MONITORING - Zoning) (Previous Condition BP.1 of Resolution R-2004-1598, Control 2003-011)
2. Previous Condition BP.2 of Resolution R-2004-1598, Control 2003-011 which currently states:

#### COMPLIANCE

1. In granting this approval, the Board of County Commissioners relied upon the oral and written representations of the petitioner both on the record and as part of the application process. Deviations from or violation of these representations shall cause the approval to be presented to the Board of County Commissioners for review under the compliance condition of this approval. (ONGOING: MONITORING - Zoning) (Previous Condition B.1 of Resolution R-2004-1589, Control 2003-011)

25. (343-367)

#### **DOA/R-2008-00303 (Lantana Civic Pavillion) (Control 1981-00233)**

#### ALL PETITION

3. Prior to the final approval by the Development Review Officer (DRO), the property owner shall submit a revised Master Plan for the Balmoral Country Club Planned Unit Development (PUD) showing the overall PUD including the Lantana Civic Pavillion parcel with the tabular data updated. The Plan shall be prepared in compliance with all related conditions of approval as contained herein. (DRO: ZONING - Zoning)

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**BOARD OF COUNTY COMMISSIONERS  
ZONING MEETING**

**MONDAY SEPTEMBER 29, 2008**

**9:30 AM 6<sup>TH</sup> FLOOR**

**JANE M. THOMPSON MEMORIAL CHAMBERS**

**CALL TO ORDER**

- A. Roll Call
- B. Opening Prayer and Pledge of Allegiance
- C. Proof of Publication
- D. Swearing In
- E. Adoption of Agenda

**POSTPONEMENTS/WITHDRAWALS/REMANDS**

**CONSENT AGENDA**

**REGULAR AGENDA**

**DIRECTOR COMMENTS**

**COMMISSIONER COMMENTS**

**ADJOURNMENT**

Web address: [www.pbcgov.com/pzb/](http://www.pbcgov.com/pzb/)

*Disclaimer: Agenda subject to changes at or prior to the public hearing.*

**AGENDA  
PALM BEACH COUNTY  
BOARD OF COUNTY COMMISSIONERS**

**SEPTEMBER 29, 2008**

**CALL TO ORDER**

- A. Roll Call - 9:30 A.M.
- B. Opening Prayer and Pledge of Allegiance
- C. Proof of Publication - Motion to receive and file
- D. Swearing In - County Attorney
- E. Motion to Adopt Agenda

**POSTPONEMENTS/WITHDRAWALS/REMANDS**

**A. POSTPONEMENTS**

1. **Z/DOA/CA-2007-01185** Title: an Official Zoning Map Amendment application of Winners Church International by Land Research Management Inc., Agent. Request: rezoning from the Agricultural Residential (AR) Zoning District to the Residential Estate (RE) Zoning District  
Title: a Development Order Amendment of Winners Church International by Land Research Management Inc., Agent. Request: to reconfigure the site plan, add land area, and add building square footage.  
Title: a Class A Conditional Use of Winners Church International by Land Research Management Inc., Agent. Request: to allow a Daycare, General.  
General Location: Southwest corner of Jog Road and Pioneer Road. **(Winners Church)** (Control 1985-00072)

Pages: 1 - 1

Project Manager: Ora Owensby

Size: 16.04 acres ±

BCC District: 6

Staff Recommendation: To postpone thirty (30) days.

**MOTION:** To postpone thirty (30) days to Thursday, October 23, 2008.

2. **ZV/PDD/DOA-2008-00452** Title: a Type II Zoning Variance application of Mike Soueid by Ruden McClosky, Agent. Request: to allow more than more than 3 freestanding buildings; to eliminate the trees in divider medians; to eliminate shrubs in divider medians; to eliminate wall in the north 55 feet of the incompatibility buffer; to eliminate canopy trees within the north 55 feet of the incompatibility buffer and to eliminate the shrubs in the north 55 feet of the incompatibility buffer  
Title: an Official Zoning Map Amendment to a Planned Development District of Mike Soueid by Ruden McClosky, Agent. Request: Rezoning from the Residential Transitional Urban (RTU) and the General Commercial/Special Exception (CG/SE) Zoning Districts to the Multiple Use Planned Development (MUPD) Zoning District.  
Title: a Development Order Amendment of Mike Soueid by Ruden McClosky, Agent. Request: to add land area, add square footage, add an access point and reconfigure the site plan.  
General Location: Southwest Corner of Lantana Road and Jog Road. **(Lantana Square Shopping Center)** (Control 1980-00089)

Pages: 2 - 2

Project Manager: Carrie Rechenmacher

Size: 20.04 acres ±

BCC District: 3

Staff Recommendation: To postpone thirty (30) days.

**MOTION:** To postpone thirty (30) days to Thursday October 23, 2008.

3. **DOA/R/TDR-2008-00441** Title: a Development Order Amendment. application of Woodwind 2007 LLC by Land Design South Inc., Agent. Request: to reconfigure the Master Plan and to increase the number of dwelling units.  
Title: a Requested Use. of Woodwind 2007 LLC by Land Design South Inc., Agent. Request: to allow a Daycare, General..  
Title: a Transfer of Development Rights. of Woodwind 2007 LLC by Land Design South Inc., Agent. Request: to allow the Transfer of Development Rights for 109 units, to designate this site as the receiving area, and to allow the Transfer of Development Rights price reduced at \$1.00 per unit..  
General Location: Northeast corner of Woodwind Lane and State Road 7/441..  
**(Woodwind PUD)** (Control 2004-00524)

Pages:

Project Manager: Autumn Sorrow

Size: 36.38 acres ±

BCC District: 6

(affected area 36.35 acres ±)

Staff Recommendation: To postpone thirty (30) days.

**MOTION:** To postpone thirty (30) days to Thursday October 23, 2008.

4. **DOA-2008-00791** Title: a Development Order Amendment application of Partners Glades by ArtSign Co, Agent. Request: Modification of condition of approval (signage)  
General Location: North side of Glades Rd., approximately .25 mi. west of Lyons Rd.. **(Toppel Center)** (Control 1989-00044)

Pages:

Project Manager: Anthony Wint

Size: 4.78 acres ±

BCC District: 5

(affected area 2.73 acres ±)

Staff Recommendation: To postpone thirty (30) days.

**MOTION:** To postpone thirty (30) days to Thursday October 23, 2008.

5. **SR 1999-029.2** Status Report for Resolution R-2000-0120 (Control # 1999-029), the application of Monadylina Properties, Inc. Property Owner: BDG Delray  
General Location: Southwest corner of SR7/US 441 and West Atlantic Avenue  
Current Zoning: AGR - Agricultural Reserve with a Conditional Use A to allow a convenience store with gas sales and expansion of indoor entertainment and office use. **(Stop & Shop)**

Pages:

Size: 5.11 acres ±

BCC District: 5

**MOTION:** To postpone thirty (30) days Status Report SR 1999-029.2 until Thursday, October 23, 2008 (owner requested).

6. **ZV/PDD-2008-00804** Title: a Type II Variance application of Hypoluxo Shoppes Inc by Law Office of Stuart Michelson, Agent. Request: to locate the wall on the property line and 100 percent of the plant material on the inside of the wall in the north incompatibility buffer

Title: an Official Zoning Map Amendment to a Planned Development District of Hypoluxo Shoppes Inc by Law Office of Stuart Michelson, Agent. Request: rezoning from the Community Commercial (CC) Zoning District to the Multiple Use Planned Development (MUPD) Zoning District.

General Location: Northeast corner of Hypoluxo Road and High Ridge Road. **(Hypoluxo Shoppes)** (Control 2008-00243)

Pages:

Project Manager: Carol Glasser

Size: 4.20 acres ±

Staff Recommendation: To postpone thirty (30) days.

**MOTION:** To Postpone thirty (30) days to Thursday October 23, 2008.

## B. WITHDRAWALS

7. **DOA-2007-02013** Title: a Development Order Amendment application of Ms Woolbright Del Mar Llc by Miller Land Planning, Agent. Request: to reconfigure site plan, add square footage and modify a condition of approval (square footage limitation)

General Location: West side of Powerline Rd., S of Palmetto Circle North. ( **Del Mar Plaza**) (Control 1989-00117)

Pages: 3 - 3

Project Manager: Autumn Sorrow

Size: 13.26 acres ±

BCC District: 4

(affected area 0.21 acres ±)

Staff Recommendation: None. Application withdrawn.

**MOTION:** None required. Application withdrawn.

8. **1979-148D** Status Report for Resolution R-2004-0958 (Control 1979-148(D)), the application of Craig Collection, Inc. Property Owner: Craig Collection, Inc. General Location: South side of Okeechobee Boulevard, approximately 500 feet west of Jog Rd. Current Zoning: Multiple Use Planned Development (MUPD) **(Palm Beach Acura)**

Pages:

Size: 10.44 acres ±

BCC District: 2

**MOTION:** To withdraw Status Report 1979-148D (annexed by City of West Palm Beach).

**CONSENT AGENDA**

**A. REQUESTS TO PULL ITEMS FROM CONSENT**

**B. DISCLOSURES FOR THE CONSENT ITEMS**

**C. STATUS REPORTS**

- 9. **SR 2003-078** Status Report for Resolution R-2004-0953 (Control # 2003-078), the application of Lantana Farm Associates, Inc. Property Owner: Lantana Farm Associates, Inc. General Location: Southeast corner of Lantana Road and Florida's Turnpike Current Zoning: Multiple Use Planned Development (MUPD) Zoning District with a veterinary clinic. **(Lantana Farms MUPD.)**

Pages: 4 - 8

Size: 4.29 acres ±

BCC District: 3

**MOTION:** To approve a time extension until May 27, 2011, for Resolution R-2004-0953.

- 10. **SR 2003-066** Status Report for Resolution R-2005-1124 (Control # 2003-066), the application of Shad Arcade, Inc. Property Owner: Shad Arcade, Inc. General Location: Southeast corner of Westgate Avenue and Wabasso Drive. Current Zoning: General Commercial with a Conditional Overlay Zone. **(Westgate and Wabasso Commercial.)**

Pages: 9 - 14

Size: 1.06 acres ±

BCC District: 2

**MOTION:** To approve a time extension until June 15, 2011, for Resolution R-2005-1124.

**D. PREVIOUSLY POSTPONED ZONING APPLICATION**

11. **PDD-2006-01682** Title: an Official Zoning Map Amendment to a Planned Development District application of W & W IX LLC by Land Design South Inc., Agent. Request: to allow a rezoning from the Agricultural Residential (AR) Zoning District to the Multiple Use Planned Development (MUPD) Zoning District.
- General Location: Southeast corner of 112th Terrace and Northlake Boulevard. **(112th/Northlake Office)** (Control 2006-00529)
- Pages: 15 - 42  
 Conditions of Approval (31 - 34)  
 Project Manager: Joyce Lawrence  
 Size: 10.80 acres ± BCC District: 6
- Staff Recommendation: Staff recommends approval of the request, subject to 27 Conditions of Approval as indicated in Exhibit C.
- Zoning Commission Recommendation: Approval: 7-0
- MOTION:** To adopt a resolution approving an Official Zoning Map Amendment from the Agricultural Residential (AR) Zoning District to the Multiple Use Planned Development (MUPD) Zoning District.

12. **PDD-2007-01792** Title: an Official Zoning Map Amendment to a Planned Development District. application of MPC 3 LLC by McCraney Property Co., Agent. Request: Rezoning from the Planned Unit Development (PUD) Zoning District to the Planned Industrial Park Development (PIPD) Zoning District
- General Location: Southwest corner of Belvedere Road and Cleary Road. **(MPC III Turnpike Business Park)** (Control 2002-00011)
- Pages: 43 - 72  
 Conditions of Approval (60 - 64)  
 Project Manager: Autumn Sorrow  
 Size: 48.69 acres ± BCC District: 6
- Staff Recommendation: Staff recommends approval of the request subject to 29 conditions of approval as indicated Exhibit C.
- Zoning Commission Recommendation: Approval: 7-0
- MOTION:** To adopt a resolution approving an Official Zoning Map Amendment to a Planned Development District from the Planned Unit Development (PUD) Zoning District to the Planned Industrial Park Development (PIPD) Zoning District.

**E. ZONING APPLICATIONS**

13. **DOA-2007-01776** Title: a Development Order Amendment application of Cross County Associates Ltd Partnership by Saltz Michelson Architects, Agent. Request: to reconfigure site plan and add building square footage  
General Location: Southeast corner of Military Trail and Okeechobee Boulevard. **(Cross County Mall)** (Control 1977-00133)

Pages: 73 - 105

Conditions of Approval (87 - 97)

Project Manager: Joyce Lawrence

Size: 42.85 acres ±

BCC District: 2

(affected area 2.00 acres ±)

Staff Recommendation: Staff recommends approval subject to 67 conditions of approval as indicated in Exhibit C.

Zoning Commission Recommendation: Approval: 7-0

**MOTION:** To adopt a resolution approving a Development Order Amendment to reconfigure site plan and add building square footage.

14. **ZV/Z/DOA-2008-00458** Title: an Official Zoning Map Amendment application of Palm Beach County by JPR Planning Services Inc., Agent. Request: rezoning from the Single-family Residential (RS) Zoning District to the Public Ownership (PO) Zoning District with a Conditional Overlay Zone (COZ)  
Title: a Development Order Amendment of Palm Beach County by JPR Planning Services Inc., Agent. Request: to legislatively abandon Resolution R-89-944.  
General Location: Approximately 1000 feet south of Flavor Pict Road on the east side of Jog Road. **(Water Treatment Plant 3)** (Control 1988-00062)

Pages: 106 - 114

Conditions of Approval (113 - 114)

Project Manager: Ora Owensby

Size: 112.34 acres ±

BCC District: 5

Staff Recommendation: Staff recommends approval of the requests subject to seven (7) Conditions of Approval as indicated in Exhibit C.

Zoning Commission Recommendation: Approval: 7-0 all requests

**MOTION:** To adopt a resolution approving an Official Zoning Map Amendment from the Single-family Residential (RS) Zoning District to the Public Ownership (PO) Zoning District with a Conditional Overlay Zone (COZ).

**MOTION:** To adopt a resolution approving a Development Order Amendment for a Legislative Abandonment of Resolution R-89-944 (Control No. 1988-062).

15. **DOA-2008-00801** Title: a Development Order Amendment application of Woolbright Pinewood LLC by Land Design South Inc., Agent. Request: to reconfigure site plan, add square footage and change uses (auto service station with car wash to financial institution)  
General Location: Southeast corner of Jog Road and Lantana Road. ( **Pinewood Square**) (Control 1986-00008)

Pages: 115 - 138

Conditions of Approval (128 - 134)

Project Manager: Ora Owensby

Size: 28.39 acres ±

BCC District: 3

Staff Recommendation: Staff recommends approval of the request subject to 45 Conditions of Approval as indicated in Exhibit C

Zoning Commission Recommendation: Approval: 7-0

**MOTION:** To adopt a resolution approving a Development Order Amendment request to reconfigure site plan, add square footage and change uses (auto service station with car wash to financial institution).

16. **DOA/EAC-2008-00802** Title: a Development Order Amendment application of Beach Boynton by Kilday & Associates Inc., Agent. Request: to delete a condition of approval (Preserve Platting).  
General Location: West side of Lyons Road and south of Lake Worth Drainage District L-36 Canal.. (**Hyder AGR-PUD**) (Control 2005-00455)

Pages: 139 - 182

Conditions of Approval (155 - 162)

Project Manager: Anthony Wint

Size: 1,858.78 acres ±

BCC District: 5

(affected area 413.00 acres ±)

Staff Recommendation: Staff recommends approval of the request subject to 45 Conditions of Approval as indicated in "Exhibit C".

**MOTION:** To adopt a resolution approving a Development Order Amendment to delete a (Planning) condition of approval.

- 17. **DOA/EAC-2008-01176** Title: a Development Order Amendment application of Town Commons LLC by Development Corp of Palm Beach, Agent. Request: to extend commencement of development  
General Location: Northeast corner of Lyons Road and Hypoluxo Road. **(Town Commons PUD)** (Control 2004-00247)

Pages: 183 - 210  
 Conditions of Approval (199 - 206)  
 Project Manager: Anthony Wint  
 Size: 35.27 acres ±  
 (affected area 21.43 acres ±)

BCC District: 3

Staff Recommendation: Staff recommends approval of the request, subject to 37 conditions as indicated in exhibit C.

**MOTION:** To adopt a resolution approving a Development Order Amendment/Expedited Application Consideration to extend the commencement of development

- 18. **DOA/EAC-2008-01178** Title: a Development Order Amendment application of Town Commons LLC by Development Corp of Palm Beach, Agent. Request: to extend commencement of development  
General Location: Northeast corner of Lyons Road and Hypolxuo Road. **(Town Commons MUPD #2)** (Control 2004-00248)

Pages: 211 - 234  
 Conditions of Approval (225 - 230)  
 Project Manager: Anthony Wint  
 Size: 3.10 acres ±

BCC District: 3

Staff Recommendation: Staff recommends approval subject to x Conditions of Approval as indicated in Exhibit C

**MOTION:** To adopt a resolution approving a Development Order Amendment/Expedited Application Consideration to extend the commencement of development

**F. TDR CONTRACT, ESCROW AGREEMENT AND DEED**

19. **DRO**  
**2008-1183** Execution of a Contract for Sale and Purchase of Development Rights. Request: Execute a contract between Palm Beach County and Jane Perez for the sale and purchase of 1 Transfer of Development Right (TDR) unit from the Palm Beach County TDR Bank at a purchase price of \$1.00 per unit as approved by the Palm Beach County, Zoning Division, Development Review Officer. (Sunset Drive Duplex) (Control 2008-073)

BCC District: 2

General Location: 2338 Sunset Drive

Pages: 235 - 239

**MOTION:** To approve a contract for the sale and purchase of 1 development right at a purchase price of \$1.00 per unit for a total price of \$1.00.

20. **DRO**  
**2008-1183** Execute a deed conveying 1 Development Rights units to Sunset Drive Duplex as authorized by Palm Beach County, Zoning Division, Development Review Officer which approved the purchase of 1 Development Rights from the County's TDR Bank at a cost of \$1.00 per unit and the designation of the Sunset Drive Duplex as a TDR Receiving Area for that unit. (Sunset Drive Duplex) (Control 2008-073)

BCC District: 2

General Location: 2338 Sunset Drive

Pages: 240 - 241

**MOTION:** To execute a deed conveying 1 Development Right unit to Sunset Drive Duplex, as authorized by Palm Beach County, Zoning Division, Development Review Officer.

**G. OTHER ITEM**

21. [AI - 2008-001](#)  
 Control No. 2004-456 (Application PDD2004-658) Terra Nova PUD

Summary: The Terra Nova PUD is located on the west side of Hagen Ranch Road just north of Atlantic Avenue in western Delray Beach. Pursuant to the County's Unified Land Development Code the developer is required to provide a 1.87 acre civic site. The petitioner has proposed to provide cash in lieu of providing the land 'area. The petitioner provided a current real estate appraisal valuing the site at \$350,000. Staff has reviewed the appraisal and supports the cash-out price of \$350,000.

Staff recommends the BCC approve the Terra Nova 1.87 acre civic site cash-out in the amount of \$350,000. Staff recommends the funds be allocated to the General Government Public Facilities fund.

Pages: 242 - 243

**MOTION:** To approve the Terra Nova 1.87 acre civic site cash-out in the amount of \$350,000 and to recommend the funds be allocated to the General Government Public Facilities fund.

## REGULAR AGENDA

- A. ITEMS PULLED FROM CONSENT (DISCLOSURES FOR ITEMS PULLED FROM THE CONSENT AGENDA)
- B. PUBLIC OWNERSHIP ZONING DISTRICT - DEVIATIONS
- C. STATUS REPORTS

22. **SR 1994-13.7** Status Report for Resolutions R-95-435 and R-2005-1122 (Control # 1994-013), the application of Chimu, Inc. Property Owner: Chimu, Inc. General Location: North side of Hypoluxo Rd., approximately 0.25 mile west of Military Trail. Current Zoning: Multiple Use Planned Development District (MUPD) including a Requested Use for a fast food restaurant . **(Chimu Shopping Center)**

Pages: 244 - 249

Size: 8.55 acres ±

BCC District: 3

**MOTION:** To adopt a resolution to approve a Development Order Amendment to amend conditions of approval (Condition E.6, Traffic Performance Standards) in Resolution R-2005-1122 and approve a time extension until December 31, 2010, for Resolutions R-95-435 and R-2005-1122.

- D. SMALL SCALE LAND USE AMENDMENTS AND ZONING APPLICATIONS
- E. LARGE SCALE LAND USE PLAN AMENDMENT ADOPTION
- F. PREVIOUSLY POSTPONED ZONING APPLICATIONS

23. **DOA/TDR-2007-01202** Title: a Development Order Amendment. application of Colony At Lake Worth Llc by Land Design South Inc., Agent. Request: to reconfigure site plan, add units, and modify/delete conditions of approval (landscaping, engineering and PUD).  
Title: a Requested Use of Colony At Lake Worth Llc by Land Design South Inc., Agent. Request: to allow the Transfer of Development Rights for 23 units, designate this application as the receiving area, and to allow the sale of each TDR unit that is designated as workforce housing at a cost of \$1.00..  
General Location: Northwest corner of Myers Road and Lantana Road. **(Colony at Lake Worth PUD)** (Control 2003-00011)

Pages: 250 - 297

Conditions of Approval (276 - 289)

Project Manager: Joyce Lawrence

Size: 22.29 acres ±

Staff Recommendation: Staff recommends approval of the request, subject to 43 Conditions of Approval as indicated in Exhibit C and 12 Conditions of Approval in Exhibit C-1.

Zoning Commission Recommendation: Approval: 3-2 as amended

**MOTION:** To adopt a resolution approving a Development Order Amendment to reconfigure the site plan, add units and to modify/delete Landscaping, Engineering and Planned Unit Development Conditions of Approval.

**MOTION:** To adopt a resolution approving a Requested Use to allow a Transfer of Development Rights for 23 units, designate this application as the receiving area, and to allow the sale of each TDR unit that is designated as workforce housing at a cost of \$1.00.

24. **ZV/DOA/R-2007-01597** Title: a Development Order Amendment application of Publix Super Markets Inc by Ruden McClosky, Agent. Request: To reconfigure the site plan and modify conditions of approval (Building and Site Design, Planning, Use Limitation)  
Title: a Requested Use of Publix Super Markets Inc by Ruden McClosky, Agent. Request: To allow an Auto Service Station.  
General Location: On the northeast corner of Orange Boulevard and Seminole Pratt Whitney Road. **(Pratt and Orange MUPD)** (Control 1998-00023)

Pages: 298 - 342

Conditions of Approval (322 - 337)

Project Manager: Ronald Sullivan

Size: 15.38 acres ±

BCC District: 6

Zoning Commission Recommendation: Approval: 7-0 all requests

**MOTION:** To adopt a resolution approving a Development Order Amendment to reconfigure the site plan and modify conditions of approval (Building and Site Design, Planning, Use Limitation).

**MOTION:** To adopt a resolution approving a Requested Use to allow an Auto Service Station.

25. **DOA/R-2008-00303** Title: a Development Order Amendment application of Lantana Charter LLC by Cotleur & Hearing Inc., Agent. Request: to add two external access points to the PUD for the Civic parcel  
Title: a Requested Use of Lantana Charter LLC by Cotleur & Hearing Inc., Agent. Request: To allow a Place of Worship, a Private School, and a Daycare.  
General Location: South side of Lantana Road, approximately 1 mile west of Grand Lacuna Blvd. (**Lantana Civic Pavillion**) (Control 1981-00233)
- Pages: 343 - 367  
Conditions of Approval (357 - 361)  
Project Manager: Anthony Wint  
Size: 5.24 acres ± BCC District: 3
- Staff Recommendation: Staff recommends adoption of the request subject to 24 Conditions of Approval as indicated in "Exhibit C".
- Zoning Commission Recommendation: Approval: 7-0 both requests
- MOTION:** To adopt a resolution approving a Development Order Amendment to add two external access points to the PUD for the Civic parcel.
- MOTION:** To adopt resolution approving a Requested Use to allow a Place of Worship, a Private School, and a Daycare.

#### G. ZONING APPLICATIONS - NEW

26. **DOA/R-2008-00290** Title: a Development Order Amendment application of Poinciana Day School by Jon E Schmidt & Associates, Agent. Request: amending a Condition of Approval  
Title: a Requested Use of Poinciana Day School by Jon E Schmidt & Associates, Agent. Request: allowing a School, Elementary or Secondary (private) and Daycare, General.  
General Location: Located on the east side of Lyons Road, south of Southern Boulevard. (**Poinciana Day School**) (Control 2002-00052)
- Pages: 368 - 400  
Conditions of Approval (386 - 396)  
Project Manager: Ora Owensby  
Size: 3.20 acres ± BCC District: 6
- Staff Recommendation: Staff recommends approval of the request subject to 60 Conditions of Approval as indicated in Exhibit C.
- Zoning Commission Recommendation: Approval: 7-0 both requests
- MOTION:** To adopt a resolution approving a Development Order Amendment to amend a Condition of Approval
- MOTION:** To adopt a resolution approving a Requested Uses to allow a School, Elementary or Secondary (private) and Daycare, General

#### H. ULDC AMENDMENTS

#### DIRECTOR COMMENTS

#### COMMISSIONER COMMENTS

**ADJOURNMENT**