

**PALM BEACH COUNTY  
PLANNING, ZONING AND BUILDING DEPARTMENT  
ZONING DIVISION**



**DEVELOPMENT REVIEW OFFICER AGENDA**

NOVEMBER 20, 2006  
9:00 A.M.

DRO FOLLOW-UP :	BCC MEETING (EAC) :
AGENCY COMMENTS DUE (EAC) :	ZC MEETING :
AGENCY ZC COMMENTS DUE :	BCC MEETING :

<b>A. CONSENT</b>	
<b>B. SIGNATURE ONLY</b>	
1. <b>81-157</b>	<p>Target Shopping Center, Kevin McGinley, agent. <u>Request:</u> Signature Only Revised Site Plan, Exhibit 51, <u>Summary:</u> Designated existing 90,100 sf retail use (Target Center) to flea market, enclosed, pursuant to BCC approval granted by Reso R-2006-1546. <u>General Location:</u> Southwest corner of the intersection of Forest Hill and Military Trail.</p> <p>Application #: <b>2006-1726</b> PM: Douglas Robinson <span style="float: right;">BCC District:2</span></p>
2. <b>95-040</b>	<p>Valencia Lakes Clubhouse Addition, John Garra, agent. <u>Request:</u> Signature Only Revised Site Plan, Exhibit 20. <u>Summary:</u> Clarify 439sf discrepancy between what is existing and what was aproved (Clubhouse SF). Add 1,034 SF to existing Clubhouse. Add New 7,00SF detached fitness center/ cafe building. Reduce parking spaces for CLubhouse area to 95. <u>General Location:</u>1600 Valencia Lakes Blvd.West Boynton Beach, FL 33437</p> <p>Application #: <b>2006-1717</b> PM: Aaron Taylor <span style="float: right;">BCC District:5</span></p>
<b>C. DRO - NEW REQUESTS</b>	
3. <b>74-104</b>	<p>Shops of Boca Groves, Mr. Bradley Miller, <u>Request:</u> Revisions to Approved site plan. No additional uses or sq ft. Reconfigure rear parking and sidewalks, relocate loading zone and add foundation planting. Exhibit 85. <u>General Location:</u> NW corner of Powerline Road adn Boca Grove Blvd.</p> <p>Pg. 1-3 Application #: <b>2006-1617</b> PM: Andrea Harper <span style="float: right;">BCC District:5</span></p>
4. <b>81-190</b>	<p>Palm Beach Park of Commerce, Phase I - Parcel 35G, Mr. Scott Mosolf, agent. <u>Request:</u> The proposal is to amend the previously approved Final Subdivision plan to allow for 9,737 sf of Contractor's Storage Yard (Phase 1), 20,323 sf of Repair and Maintenance General (Phase 2) and 48,677 sf of Warehouse ( Phase 3). Exhibit 182. <u>General Location:</u> Northwest corner of Corporate Road North and Corporate Circle in the Palm Beach Park of Commerce.</p> <p>Pg. 4-7 Application #: <b>2006-1616</b> PM: Andrea Harper <span style="float: right;">BCC District:1</span></p>
5. <b>03-405</b>	<p>Beacon Baptist Church, Mr. Marc Kurbansade agent. <u>Request:</u> Final Site Plan approval for 32,840 Church/place of worship w/ an existing 2377 sf SFDU. Exhibit 1. <u>General Location:</u> Southeast corner of Indiantown Road and Haynie Lane</p> <p>Pg. 8-11 Application #: <b>2006-1613</b> PM: Joyce Lawrence <span style="float: right;">BCC District:1</span></p>
6. <b>05-509</b>	<p>St. Mary Coptic Orthodox Church, Mr. Kevin McGinley agent. <u>Request:</u> Final Site Plan approval to allow for the development of a two-story 13,750 square foot place of worship building with a maximum of 800 seats. Exhibit 1. <u>General Location:</u> Approximately 0.5 mile south of W. Atlantic Avenue on the east side of Lyons Road</p> <p>Pg. 12-15 Application #: <b>2006-1615</b> PM: Ron Sullivan <span style="float: right;">BCC District:5</span></p>

<b>D. DRO - PREVIOUSLY NOT APPROVED</b>		
7. <b>78-273</b>  Pg. 16-19	Commerce Bank at Pine Trail Shopping Center, by Ms. Kim Glas-Castro, agent. <u>Request:</u> Final Site Plan, Exhibit 92. <u>General Location:</u> Southwest corner of Okeechobee Boulevard and Military Trail.  Application #: <b>2006-0945</b> PM: Andrea Harper	BCC District:3
8. <b>02-011</b>  Pg. 20-23	WD Gardens PUD, by Ms. Sara Lockhart, agent. <u>Request:</u> The subject property is in the PUD Zoning District on a 54.63 acre parcel of land. <u>General Location:</u> Southwest corner of Belvedere & Cleary Rds.  Application #: <b>2006-1099</b> PM: Joyce Lawrence	BCC District:2,6
9. <b>06-372</b>  Pg. 24-26	Pine Bay, by Imtiaz Ahmed, agent. <u>Request:</u> Final Site Plan, Exhibit 1. <u>General Location:</u> 5490 Pudy Lane between Sherwood Forest Blvd. & Haverhill Road  Application #: <b>2006-1014</b> PM: Andrea Harper, Aaron Taylor	BCC District:2,6
10. <b>04-049</b>  Pg. 27-31	Bethel Assembly of God, by Mr. Kevin McGinley, agent. <u>Request:</u> Final Site Plan approval for Place of Worship. Exhibit 1. <u>General Location:</u> NWC of Lake Worth Road and Blanchette Trail  Application #: <b>2006-1021</b> PM: Douglas Robinson	BCC District:3
11. <b>81-190</b>  Pg. 32-36	Palm Beach Park of Commerce PIPD, Kobra Molds, by Mr. Mark Smiley, agent. <u>Request:</u> Final Site Plan approval for a 31,860 Industrial warehouse Exhibit 1. <u>General Location:</u> Northeast of Beeline & Pratt & Whiney Road at Mercantile Court.  Application #: <b>2006-1012</b> PM: Douglas Robinson	BCC District:3
12. <b>97-095</b>  Pg. 37-40	Winsberg PUD Pod C-Fire Rescue Station #44 (Site Plan), by Melanie Borkowski, agent. <u>Request:</u> Final site plan approval for governmental services. 5600 sq ft fire rescue station. Exhibit 1. <u>General Location:</u> On south side of Flavor Pict Rd, west of Jog Rd, at the entrance to the Village at Green Cay  Application #: <b>2006-1372</b> PM: Douglas Robinson	BCC District:2
13. <b>81-190</b>  Pg. 41-44	Palm Beach Park of Commerce Lots 21 & 22 Plat III, Russell Scott agent. <u>Request:</u> Approval of 31,171 sq ft if warehouse and accessory office. Final Site Plan, Exhibit 1, <u>General Location:</u> East side of the Guild Court 800 ft north of Corporate road north.  Application #: <b>2006-1384</b> PM: Carrie Rechenmacher	BCC District:1
14. <b>97-095</b>  Pg. 45-47	Winsberg PUD MP Melanie Borkowski agent. <u>Request:</u> Final Site Plan, Exhibit 1, <u>General Location:</u> On the North and South side of Flavor Pict Rd, west of Jog Rd, east of Hagen Ranch Rd  Application #: <b>2006-1369</b> PM: Andrea Harper	BCC District:
15. <b>05-333</b>  Pg. 48-51	Realtors Association of the Palm Beaches, by Ryan Clark agent. <u>Request:</u> Final Site Plan, c Exhibit 1, <u>General Location:</u> The subject property is in the Zoning District on a 4.65 acre parcel of land.  Application #: <b>2006-1483</b> PM: Joyce Lawrence	BCC District:3
<b>E. DRO – PRE-APPLICATION:</b>		
<b>F. DRO – WORKSHOP ITEM (S):</b>		
<b>END OF AGENDA</b>		

In accordance with ADA provisions, this document may be requested in an alternate format. Auxiliary aids or services will also be provided upon request with at least three days notice. Please contact Robin Parker at (561) 233-5227.