



ZONING NEWS

Volume 1, Issue 3

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ULDC AMENDMENTS:

On January 27, 2005, the Board of County Commissioners approved Ordinances 2005-002, and 2005-003 amending the Palm Beach County ULDC. The adopted Ordinance primarily consisted of minor revisions, scrivener’s errors, and text inadvertently omitted from the 2003 ULDC, as well as several specific amendments, including:

- Article 3.F - Traditional Development Districts/Traditional Market place Development (TDD/TMD): Revisions to accommodate submittal of Agricultural Reserve (AGR) TMD’s.
- Article 4 - Revisions to Outdoor Entertainment use regulations to allow for paintball facilities in the RR-10 FLU designation.
- Article 5 - Revisions to TDR Buffer requirements.
- Article 5 - Revisions to allow the use of barbed within the County Natural Areas maintained by Environmental Resources Management, and water treatment plants operated by the Water Utilities Department.
- Article 5.G.1 - Workforce Housing Program (WHP).
- Article 6 - Revisions to increase parking required for the disabled.
- Article 9.A - Archaeological Resources Protection.
- Article 12 - Traffic Performance Standards.
- Article 5 and 7 - Big Box Ordinance.

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We are here to serve you!

Newsletter Produced by PZ&B/Zoning Division:

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The Ordinances and other Code Revision related documents can be viewed at http://www.pbcgov.com/pzb/Zoning/code/code_revision.htm. Code Revision staff is currently preparing the revised ULDC for distribution to interested persons and incorporating the amendments into the Interactive Code.

Training sessions on the adopted amendments will be made scheduled for March of 2005. If you or your organization is interested in attending a training session, please contact Code Revision staff at (561) 233-5088.



SCRIPPS:

Scripps – For the most current information on the Scripps Project, please visit the County Web Page at: <http://www.pbcgov.com/SRI/index.htm>



NEW ZONING DIRECTOR FOR PZ&B:

Please join us in congratulating Jon MacGillis. He has been appointed as the new Zoning Director for PZ&B. Jon brings to this position his extensive knowledge, expertise and many years of experience. We know he will do a great job!

MOBILE HOME PARKS:

Mobile Home placement within an established mobile home park will soon become easier. Zoning staff has been researching the files of pre-1953 to present approvals. New Mylars have been created from old paper files. Data boxes with information regarding the setbacks, name changes, address and location, year of resolution and Property Control Number (PCN) have been added. But we won't stop there: the Mylars will be scanned for placement on the Zoning Web Site. Wow, mobile home placement has never been so easy!

EPZB ONLINE SUBMITTAL:

Projected completion in December 2005

The Zoning Division and ISS Department are currently proto-typing online Submittal of Zoning applications. In Fall of 2004 Zoning staff did an overview of the proposed system to the Development Review Oversight Committee (DROOC) and Interested Parties. The system will be integrated with ePZB (automated dbase) the Zoning Division is currently implementing for the Division to track application information based on Property Control Numbers (PCN). Over the next year, staff will be developing, testing, and implementing the system. Staff will be updating our Web Page as to the status of this project. We anticipate updates and input from the DROOC at their quarterly meetings.



DRO MEETING (CHANGES TO PROCESS):

Streamlining the DRO Process

The Zoning Division staff has been meeting with outside agents and county agencies to develop methods to streamline the DRO process. Although we are still in the early stages of discussing potential changes, several recommendations and suggestions have been made. The intent of these recommendations is to shorten the agenda, provide additional review time for staff, and reduce unnecessary attendance at DRO meetings. Additional input sessions are planned with DRO agencies as well as a "Brown Bag" session that will include outside agents. After finalizing the input sessions, staff will make the necessary adjustment to our current process and set up a test period to ensure the recommendations are possible.

We welcome your feedback and input. If there is a specific topic of interest you would like us to cover in our next Newsletter, please e-mail all requests to Dorine Kelley, Manger, Customer Relations dkelley@co.palm-beach.fl.us