

**Board of County Commissioners**

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**ORDER OF BUSINESS  
ZONING COMMISSION  
PALM BEACH COUNTY, FLORIDA**

**June 1, 2000**

**THURSDAY  
9:00 AM**

**COMMISSION  
CHAMBERS**

- 1. CALL TO ORDER**
  - A. Roll Call
  - B. Opening Prayer and Pledge of Allegiance
  - C. Remarks of the Chair
  - D. Proof of Publication
  - E. Swearing In
  - F. Adoption of Agenda
  - G. Disclosures
- 2. WITHDRAWAL/POSTPONEMENTS (Page2-3)**
- 3. CONSENT AGENDA (Page 3)**
- 4. REGULAR AGENDA (Pages 4-5)**
- 5. DIRECTOR COMMENTS (Page 5)**
- 6. COMMISSIONER COMMENTS (Page 5)**
- 7. ADJOURNMENT (Page 5)**

**AGENDA  
PALM BEACH COUNTY ZONING COMMISSION**

**THURSDAY JUNE 1, 2000**

**1. CALL TO ORDER**

- A. Roll Call - 9:00 A.M.
- B. Opening Prayer and Pledge of Allegiance.
- C. Remarks of the Chair:

The Zoning Commission of Palm Beach County has convened at 9:00 A.M. in the Jane M. Thompson Memorial Chambers, 301 N. Olive Avenue, West Palm Beach, FL, to consider applications for Official Zoning Map Amendments, Planned Developments, Conditional Uses, Development Order Amendments and other actions permitted by the Palm Beach County Unified Land Development Code and to hear the recommendations of staff on these matters. The Commission may take final action or issue an advisory recommendation on accepting, rejecting or modifying the recommendations of staff. The Board of County Commissioners of Palm Beach County will conduct a public hearing in this room at 9:30 A.M. on **Thursday, June 29, 2000**, to take final action on the applications listed below.

- D. Proof of Publication.
- E. Swearing in.
- F. Adoption of Agenda.
- G. Disclosures.

**2. POSTPONEMENTS/WITHDRAWALS**

- 1. **PDD99-074** Official Zoning Map Amendment to a Planned Development District (PDD) from Light Industrial (IL) to Multiple Use Planned Development (MUPD) with Arena, Auditorium or Stadium; Entertainment, Outdoor; Equestrian Arena, Commercial; Water and Wastewater Treatment Facility (requested uses) petition of John Janero and Nancy Thornton, by Kieran J. Kilday, Agent. General Location: Approx. 0.7 miles north of Beeline Hwy. on the east side of Seminole Pratt Whitney Rd. (**PALM BEACH SPEEDWORLD**).

Page 1

Size: 79.9 acres ±

BCC District: 1

MOTION: None. (Withdrawn by applicant)

2. **Z2000-006** Official Zoning Map Amendment (Z) from Agricultural Residential (AR) to General Commercial (CG) petition of Thomas Hahn, by Robert Basehart, Agent. General Location: Approx. 1 mile west of Military Trail on the south side of W. Atlantic Ave. (**HAHN PROPERTY**).

Page 2

Size: 2.3 acres ±

BCC District: 5

MOTION: None. (Postponement by right. Petitioner requested 30 days)

3. **CA 99-030(A)** Class A Conditional Use (CA) to allow a Daycare, general petition of Palm Beach Country Estates Homes, Inc., by Steven Mickley, Agent. General Location: NE corner 64th Drive North and Donald Ross Rd. (**P.B. COUNTRY ESTATES PRE-SCHOOL**).

Page 3

Size: 2.25 acres ±

BCC District: 1

MOTION: None. (Postponement by right. Petitioner requested 60 days)

**-END OF POSTPONEMENTS/WITHDRAWALS-**

**3. CONSENT AGENDA**

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

**B. ZONING PETITIONS - CONSENT**

4. **PDD 99-018(A)** Official Zoning Map Amendment to a Planned Development District (PDD) from Agricultural Residential (AR) to Planned Unit Development (PUD) petition of Town & Country Builders, by H. P. Tompkins, Agent. General Location: Approx. 0.2 mile west of Military Trail on the north side of Hypoluxo Rd. (**LANTERN KEY PUD**).

Pages 4-24

Size: 37.45 acres ±

BCC District: 3

MOTION: To recommend approval of an Official Zoning Map Amendment (PDD) from Agricultural Residential (AR) to Planned Unit Development (PUD).

MOTION: To approve all items on the Consent Agenda (as amended) and adopt resolutions affirming the applicable actions.

**- END OF CONSENT AGENDA -**

**- START OF REGULAR AGENDA -**

**4. REGULAR AGENDA**

**A. ITEMS PULLED FROM CONSENT**

**B. ZONING PETITIONS - PREVIOUSLY POSTPONED**

- 5. **PDD99-077** Official Zoning Map Amendment to a Planned Development District (PDD) from Agricultural Residential (AR) to Planned Unit Development (PUD) petition of Arthur Leibovit/Helen Godfriend /Irving Denmark, by Land Design South, Agent. General Location: Approx. 375 feet east of SR 7/US 441 on the south side of Okeechobee Blvd. (**OKEECHOBEE/441 PUD**).

Pages 25-52

Size: 37.82 acres ±

BCC District: 6

MOTION: To recommend approval of the request for an Official Zoning Map Amendment (PDD) from Agricultural Residential (AR) to Planned Unit Development (PUD).

- 6. **DOA 98-013(A)** Development Order Amendment (DOA) to allow a daycare, general (requested use) petition of Southern Development Svcs. Inc, by Robert Bentz, Agent. General Location: SW corner of Military Trail and Lantana Rd. (**MILITARY & LANTANA MUPD**).

Pages 53-75

Size: 8.11 acres ±

BCC District: 3

MOTION: To recommend approval of the request for Development Order Amendment (DOA) to allow a daycare, general.

**C. ZONING PETITIONS**

- 7. **DOA 96-118(A)** Development Order Amendment (DOA) to replace existing 1,031 foot tower with a 1,331 foot tower petition of Scripps Howard Broadcasting Co., by Kilday & Associates, Agent. General Location: Approx. 0.25 mile west of SR 7/US 441 on the south side of Lantana Rd. (**WPTV TOWER**).

Pages 76-103

Size: 40.29 acres ±

BCC District: 3

MOTION: To recommend approval of the request for a Development Order Amendment (DOA) to replace an existing 1,031 foot tower with a 1,331 foot tower.

- 8. **PDD/TDR  
97-121** Official Zoning Map Amendment (PDD) from Agricultural Residential (AR) and Residential Estate (RE) to Planned Unit Development (PUD) and a Resolution approving Transfer of Development Rights (TDR) for 66 units and designate PDD97-121 as the receiving area petitions of Palm AFC Holdings, by William Boose, Agent. General Location: Approx. 850 feet south of Southern Blvd. on the west side of Benoist Farms Rd. (**DIAMOND "C" RANCH PUD**).

Pages 104-130

Size: 267.04 acres ±

BCC District: 6

MOTION: To recommend approval of the request for an Official Zoning Map Amendment (PDD) from Agricultural Residential (AR) and Residential Estate (RE) to Planned Unit Development (PUD).

MOTION: To recommend approval of the request for a Transfer of Development Rights (TDR) for 66 units and designate PDD97-121 as the receiving area.

- 9. **PDD  
77-021(E)** Official Zoning Map Amendment (PDD) from Agricultural Residential/Special Exception (AR/SE) to Multiple Use Planned Development (MUPD) with an existing arena or stadium (requested uses) and additional access petition of Royal Palm Polo, by Robert Bentz, Agent. General Location: NE corner of Jog Rd. and Old Clint Moore Rd. (**ROYAL PALM POLO**).

Pages 131-148

Size: 121.85 acres ±

BCC District: 5

MOTION: To recommend approval of the request for an Official Zoning Map Amendment (PDD) from Agricultural Residential/Special Exception (AR/SE) to Multiple Use Planned Development (MUPD) with an existing arena or stadium (requested uses) and additional access.

- 5. **DIRECTOR COMMENTS**
- 6. **COMMISSIONER COMMENTS**
- 7. **ADJOURNMENT**