



**PALM BEACH COUNTY  
ZONING COMMISSION PUBLIC HEARING  
RESULT LIST**

**September 3, 2015**

<u>Agenda &amp; Application #'s</u>	<u>Applicant &amp; Request</u>	<u>Vote</u>
<b>ZONING APPLICATIONS</b>		
1. SV/ZV-2014-02513 Sunsfire CLF  Control#: 2014-00206	KBHS Reo LLC  SV: To adopt a resolution approving the Subdivision Variance to allow access onto a 36 foot Right-of-Way subject to the Conditions of Approval as indicated in Exhibit C-1.  Board Recommendations: Approved a Subdivision Variance (with conditions) with a vote of 8-0-0  ZV: To adopt a resolution approving Type II Variances to allow backout parking into a street; to eliminate the Right-of-Way buffer; and to allow a reduction in the side setback for existing buildings subject to the Conditions of Approval as indicated in Exhibit C-2.  Board Recommendations: Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0  8-0-0
2. ZV-2015-00734 Federal Express Distribution Center  Control#: 1996-00041	Suncap West Palm Beach LLC  ZV: To adopt a Resolution approving a Type II Variance to allow the encroachment of a utility easement in a Right-of-Way buffer subject to the Conditions of Approval as indicated in Exhibit C.  Board Recommendations: Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
3. DOA/R/ABN-2015-00323 Mission Bay Control#: 1984-00099	Ramco-Gershenson Properties L.P.  DOA: to reconfigure the site plan to add a Requested Use (Fitness Center). Board Recommendations: Recommended Approval of a Development Order Amendment with a vote of 7-1-0  R: to allow a Fitness Center. Board Recommendations: Recommended Approval of a Requested Use with a vote of 7-1-0  ABN: to abandon the Requested Use granted under Resolution R-1993-1361 to allow Indoor Entertainment Board Recommendations: Recommended Approval of a Development Order Abandonment with a vote of 7-1-0	7-1-0  7-1-0  7-1-0
4. PDD/R-2015-00755 Providence Living in Delray Beach Control#: 2005-00506	Providence I Investments LLC  PDD: to allow a rezoning from Agriculture Residential (AR) Zoning District to the Planned Unit Development (PUD) Zoning District. Board Recommendations: Recommended Approval of an Official Zoning Map Amendment to a Planned Development District with a vote of 6-1-1  R: to allow a Type III Congregate Living Facility Board Recommendations: Recommended Approval of a Requested Use with a vote of 6-1-1	6-1-1  6-1-1
5. DOA/R-2015-01039 Vista Center Parcel 21S  Control#: 1984-00130	Athena Vista Ltd  DOA: to add a use to the Master Plan, to reconfigure site plan of Parcel 21S, to modify Conditions of approval (Vocational School); and, to add a Requested Use (College or University). Board Recommendations: Recommended Approval of a Development Order Amendment with a vote of 7-0-1  R: to allow a College or University. Board Recommendations: Recommended Approval of a Requested Use with a vote of 7-0-1	7-0-1  7-0-1
6. ZV/DOA/R-2015-00326 Lakeside Centre  Control#: 1986-00150	Lakeside Dev Corp  ZV: to allow a reduction of the north right-of-way landscape buffer along Glades Road. Board Recommendations: Approved a Type II Variance (with conditions) with a vote of 7-1-0  DOA: to reconfigure the Site Plan, to modify/delete Conditions of Approval (Signage), and to add two Requested Uses (Type I Restaurants). Board Recommendations: Recommended Approval of a Development Order Amendment with a vote of 7-1-0  R: to allow two (2) Type I Restaurants. Board Recommendations: Recommended Approval of a Requested Use with a vote of 7-1-0	7-1-0  7-1-0  7-1-0
7. ZV-2015-00925 Atlantic Square Applebees	Doherty Florida West Delray, LLC  ZV: to adopt a Resolution approving a Type II Variance to allow extended hours within 250 feet of a residential district.	



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Control#: 1981-00109	<b>Board Recommendations:</b> Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
<b>8. ZV-2015-00750</b> <b>Minto West Phase I Roadway Town Center Parkway</b>	<b>Minto PBLH LLC</b> <b>ZV:</b> to allow an increase in Right-of-Way width for Collector Streets without on-street parking; and increase in Right-of-Way width for Collector Streets with on-street parking.	
Control#: 2006-00397	<b>Board Recommendations:</b> Approved a Type II Variance (with conditions) with a vote of 8-0-0	8-0-0
<b>9. ZV-2015-00122</b> <b>Minto West Pod Q</b>	<b>Minto PBLH LLC</b> <b>ZV:</b> To postpone to October 1, 2015	
Control#: 2006-00397	<b>Board Recommendations:</b> Postponed to 10/01/2015 with a vote of 8-0-0	8-0-0
<b>11. RUOT-2013-01679</b> <b>Gulfstream Properties-Lennar Homes</b>	<b>RUOT:</b> To approve the Release of Unity of Title for PCN's: 00-42-43-27-05-028-0211; 00-42-43-27-05-028-0230; and 00-42-43-27-05-028-0223.	
Control#: 2008-00297	<b>Board Recommendations:</b> Approved with a vote of 8-0-0	8-0-0

**SUBDIVISION VARIANCE**

<b>10.</b>	<p>SD-147 Title: a Subdivision Variance application of The Falls Country Club, by Coutleur and Hearing, Agent. Request: to modify conditions of approval imposed by the Zoning Commission on ZR-2015-006 on February 5, 2015 pursuant to the applicant's request for variance from the requirement that access to each subdivision lot shall be provided by and limited to local streets or residential access streets. Specifically for modification of Condition 2: to increase driveway connection from one to two, to include egress to Jog Rd, to delete the requirement for right turn lane; for modification of Condition 5: to construct a right turn lane within the existing Palm Beach County right-of-way at the project's eastern entrance onto Hypoluxo Road and delete the requirement for acquisition of any additional required right-of-way; for deletion of Conditions 4 and 6; and a change to the legal description of the property subject to the variance request. General Location: Northwest corner of Jog Road and Hypoluxo Road (The Falls Commercial) (Control 1985-00155)</p> <p>Pages: 303 to 313 Conditions of Approval Pages: 310 - 311 Project Manager: Joanne Keller Size: 171.32 +/- acres</p> <p><b>Board Recommendations:</b> Postponed to 10/01/2015 with a vote of 8-0-0</p>	8-0-0
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**END OF RESULT LIST**