



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

April 6, 2023

Agenda & Application #'s Applicant & Request Vote

POSTPONEMENTS/REMANDS/WITHDRAWALS AGENDA - ZONING APPLICATIONS

- | | | | |
|----|---|--|-------|
| 1. | W-2022-01656
Pine Trail Shopping Center

Control#: 1978-00273 | Pine Trail Square LLC

W: to allow extended hours of operation for business within 250 feet of a parcel of land with a Residential Future Land Use on 28.06 acres
Board Decision: No motion required. Administratively postponement to May 4, 2023. | 0-0-0 |
| 2. | ZV/Z-2022-00534
Four Seasons Retail

Control#: 1973-00079 | Four Seasons Military LLC

ZV: to reduce the number of parking spaces on 1.19 acres
Z: to allow a rezoning from the Neighborhood Commercial (CN) Zoning District to the Community Commercial (CC) Zoning District on 1.19 acres
Board Decision: No motion required. Remanded to Development Review Officer. | 0-0-0 |

CONSENT AGENDA - ZONING APPLICATIONS

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|----|---|---|-------|
| 3. | ZV-2022-01788
Plaza Delray MUPD
Control#: 2016-00078 | Pebb Atlantic LLC

ZV: to allow a reduction in the sign setback on 4.83 acres
Board Decision: Approved a Type 2 Variance by a vote of 8-0-0. | 8-0-0 |
| 4. | DOA-2022-01642
West Palm Beach Auto Auction

Control#: 2005-00641 | Manheim Remarketing Inc, JMC-IV Real Estate Company

DOA: to reconfigure the Site Plan; add Uses; add square footage; and to modify Conditions of Approval on 91.58 acres
Board Decision: Recommended Approval of a Development Order Amendment by a vote of 8-0-0. | 8-0-0 |
| 5. | CA-2022-01290
Shapiro Property
Control#: 2004-00233 | Nandaiah Dhanekula, MGR, Emedical Plaza LLC

CA: to allow a Medical Office on 2.01 acres
Board Decision: Recommended Approval of a Class A Conditional Use by a vote of 8-0-0. | 8-0-0 |
| 6. | ABN/DOA/CA-2022-01397

Polo Gardens MUPD
Control#: 2013-00296 | Elan Polo Gardens Owner LLC, Cardiovascular Centers of America, The Ferber Company

ABN: to abandon a Type 1 Restaurant on 25.04 acres
Board Decision: No action required. | 0-0-0 |
| | | DOA: to reconfigure the site plan and change uses on 25.04 acres
Board Decision: Recommended Approval of a Development Order Amendment by a vote of 7-0-1. | 7-0-1 |
| | | CA: to allow a Hospital on 25.04 acres
Board Decision: Recommended Approval of a Class A Conditional Use by a vote of 7-0-1. | 7-0-1 |



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7. DOA/CA-2021-01006 Shops at Indian Trails Control#: 2006-00147	Coconut Northlake LLC DOA: to modify the Site Plan; add and delete uses, buildings, and square footage; add access points; and, modify Conditions of Approval on 29.53 acres Board Decision: Recommended Approval of a Development Order Amendment by a vote of 7-0-1. DOA: to modify uses (Type 1 Restaurant and Convenience Store with Gas Sales and an accessory car wash R-2011-1241) on 29.53 acres Board Decision: Recommended Approval of a Development Order Amendment by a vote of 7-0-1. CA: to allow two Type 1 Restaurants with drive-through's; one Type 1 Restaurant greater than 5,000 sq. ft. with no drive-through; and one Type 2 Restaurant on 29.53 acres Board Decision: Approved a Class A Conditional Use (with conditions) by a vote of 7-0-1. CA: to allow a General Daycare on 29.53 acres Board Decision: Recommended Approval of a Class A Conditional Use by a vote of 7-0-1. CA: to allow a Car Wash on 29.53 acres Board Decision: Recommended Approval of a Class A Conditional Use by a vote of 7-0-1.	 7-0-1 7-0-1 7-0-1 7-0-1 7-0-1

END OF RESULT LIST