

**PALM BEACH COUNTY
PLANNING COMMISSION
(LOCAL PLANNING AGENCY)**

MINUTES OF THE JUNE 8, 2018 MEETING

On June 8, 2018 at 9:00 am, the Palm Beach County Planning Commission met in the 1st Floor Hearing Room in the Vista Center, 2300 North Jog Road, West Palm Beach, Florida.

I. CALL TO ORDER

Vice Chair Michael Peragine called the meeting to order at 9:03 am.

A. Roll Call

Precious Sermon called the roll.

District	Name	Present	Absent
1	Michael Peragine	X	
1	David Dinin	X	
2	Vacant		
2	Cara Cap	X	
3	Barbara Roth		X
3	Dagmar Brahs	X	
4	David Freudenberg		X
4	Neil Merin	X	
5	Arthur Goldzweig		X
5	Lori Vinikoor	X	
6	Kiley Harper Larsen		X
6	Marcia Hayden		X
7	Angella Vann	X	
7	Edwin Ferguson	X	
At Lg.	Richard Ryles		X
	Total appointed commissioners as of June 8, 2018 are fourteen (14).	8	6
Notes:			

Planning Staff Present: Lorenzo Aghemo, Bryce Van Horn, Melissa Michael, Lisa Amara, Inna Stafeychuk, Valerie Flores and Precious Sermon.

Other Palm Beach County Staff Present: Meredith Leigh (Zoning), Ramsay Bulkeley (PZB) and Robert Banks (Chief Land Use County Attorney).

B. Pledge of Allegiance

Moment of Silence on behalf of George Humphries passing.

C. Proof of Publication

Proof of Publication was confirmed by Precious Sermon.

D. Consideration of Minutes – April 13, 2018

Planning Commission members indicated that corrections were necessary to the minutes in order to: 1) accurately reflect that there were no speakers from COBWRA on Entrada Commons; 2) there were 2 speakers from COBWRA on Lantana SR7; 3) Lake Worth Royal was not approved; and 4) requests for rebuttal were considered on last page.

A motion to approve with corrections the April 13, 2018 minutes made by Neil Merin, seconded by Lori Vinikoor, passed unanimously 8-0.

II. COMMENTS

A. By the Public

No comment.

B. By the Chair

Michael Peragine introduced David Dinin to the board.

III. PUBLIC HEARING

A. Amendment Round 18-D

1. ELS Center for Excellence (LGA 2018-026)

Applicant agent Alexander Arenholz, of Coutler & Hearing presented and answered questions from the Board.

Planner I Inna Stafeychuk gave a presentation on the proposed amendment with a staff recommendation of approval.

Lori Vinikoor questioned the impact of the amendment on Limestone Creek Road and whether the sheriff had provided any negative feedback. Staff indicated that the amendment passed the traffic requirements associated with the land use change, that the school was currently approved for the school and the amendment proposed to expand the allowable uses, and that no negative comments had been received from the Sheriff Department on either the amendment or the concurrent zoning application. There was no public comment.

Staff provided an email in opposition from a resident of Jupiter Shores in the Town of Jupiter.

A motion to approve, by Lori Vinikoor, seconded by Angella Van passed unanimously 8-0.

2. Haley Farms Commercial (LGA 2018-023)

Applicant agent Jennifer Morton of JMorton Planning & Landscape Architecture presented and answered questions from the Board.

Senior Planner Bryce Van Horn gave a presentation on the proposed amendment with a Staff recommendation of approval.

Lori Vinikoor noted a scrivener's error on the condition and questioned the loss of elimination of the condition of approval for 5% open space on the site if the site was developed solely with commercial uses. Staff stated that the 5% open space was directly related to the use of the site with a mix of residential and commercial uses and was no longer required with a single commercial use.

There was no public comment.

A motion to approve, by Neil Merin, seconded by Lori Vinikoor, passed unanimously 8-0.

IV. Regular Agenda

V. UPDATES AND COMMENTS

A. Commission Members

Planning Commission member Cara Cap spoke on the importance of considering amendments to previously adopted conditions of approvals for with great care to be considerate of previous boards approvals.

Planning Commission member Dagmar Brahs acknowledges Katharine Murray of her service on the Planning Commission and that she will be missed.

B. PZ&B Executive Director

Ramsay Bulkeley introduced himself as the Deputy PZB Director.

C. Chief Land Use Attorney

No comment.

D. Planning Director

1. Chair Vacancy, Election of Officers

Planning Director Lorenzo Aghemo spoke on electing a new chair. Planning Commission member Neil Merin requested to select new chair next meeting or wait until a larger number of board members present. Bob Banks indicated that staff would add the election to the beginning of the next agenda.

V. ADJOURN

The Planning Commission meeting adjourned at 9:48am.

Recorded audio and/or video CDs of all Planning Commission meetings are kept on file in the Palm Beach County Planning Division office. Please contact the Planning Commission Liaison, Precious Sermon, at 561-233-5327 for more information.

This signature is to attest that the undersigned is the Secretary, or a designated nominee, of the Planning Commission and that the information provided herein is the true and correct Minutes for the June 08, 2018 meeting of the Planning Commission of Palm Beach County, approved this _____ day of _____, 2018.

Lorenzo Aghemo, Planning Director