ANNOUNCEMENTS

WORKSHOP

PRE - APPLICATION CONFERENCE - WITH QUESTIONS

SUFFICIENCY REVIEW

- DEVELOPMENT REVIEW OFFICER (DRO) SUFFICIENCY REVIEW
See attached Full DRO Sufficiency Review Report for recent applications. This report is based on the most recent submittal date on the Zoning Calendar and does include prior applications deemed insufficient.

- PUBLIC HEARING (PH) SUFFICIENCY REVIEW
See attached Public Hearing Sufficiency Review Report for recent applications. This report is based on the most recent submittal date on the Zoning Calendar and does include prior applications deemed insufficient.

SUFFICIENT APPLICATIONS

- DEVELOPMENT REVIEW OFFICER (DRO)

1. Control No: 2020-00082
   Application No: DRO-2020-01130 (Application Name: Duplex) application of Ch76 Investment Llc by Harvest Property Solutions LLC
   Title: a Full Development Review Officer (DRO)
   Request: to allow a Transfer of Development Rights (1 unit).
   General Location: West side of Meridian Road and approximately 0.4 miles south of Okeechobee Boulevard.
   Project Manager: Donna Adelsperger, Site Planner II  BCC District: 2

2. Control No: 1981-00190
   Application No: DRO2-2020-01721 (Application Name: Palm Beach Park of Commerce - Project Energy) application of Az Palm Beach Fl Landlord Llc, Frp Developers Ltd by Urban Design Studio
   Title: a Development Review Officer (DRO) Concurrent Type 2
   Request: Type 2 Concurrent Review (Zoning and Land Development) and an Administrative Modification to the approved Final Master Plan and Final Site Plan.
   General Location: On the north side of Corporate Road South, approximately .35 miles east of Park of Commerce Boulevard
   Project Manager: Donna Adelsperger, Site Planner II  BCC District: 1

- DRO EXPEDITED (DROE)
3. Control No: 1980-00103
   Application No: DRO/W-2020-01504  (Application Name: Sandalfoot Square)
   application of Taco Bell Of America Llc, Management Physicians, South Atlantic Sandalfoot Llc, Sandalfoot Retail Plaza Llc, B & F Purchasing Ltd, Care Auto, Sandalfoot Plaza Boca Llc, Sandalfoot Plaza Holdings Llc, Sandalfoot Plaza Prop Assn Inc, Restaurants Mcdonalds by Schmidt Nichols
   Title: a Full Development Review Officer (DRO)
   Request: Full DRO Review for Final Site Plan approval.
   Title: a Type 1 Waiver
   Request: to reduce minimum loading space depth, and for the relocation of 50% of the required foundation planting along east façade.
   General Location: Approximately 690 feet east of the intersection of U.S. 441 and Sandalfoot Blvd.
   Project Manager: Donna Adelsperger, Site Planner II

- DRO Expedited (DROE) Concurrent Type 2 or Type 3

4. Control No: 1991-00044
   Application No: ABN-2020-01716  (Application Name: Southern Gunite)
   application of Southern Gunite, Inc., GFM Florida, LLC by Cotleur & Hearing Inc.
   Title: a Development Order Abandonment
   Request: to abandon a Special Exception to allow bulk storage of gas and oil, [as amended by Resolution R-1992-1586.]
   General Location: North side of Weisman Way, approximately 0.5 miles east of State Road 7.
   Project Manager: Travis Goodson, Site Planner II

5. Control No: 2017-00042
   Application No: CA-2020-01215  (Application Name: Memory Care at the Acreage)
   application of Moore Florida Property Investment, LLC by Gentile Glas Holloway O'Mahoney & Assoc Inc.
   Title: a Class A Conditional Use
   Request: to allow a Type 2 Congregate Living Facility.
   General Location: North side of Northlake Boulevard, approximately 1,100 feet west of Grapeview Boulevard.
   Project Manager: Travis Goodson, Site Planner II

6. Control No: 2020-00052
   Application No: CB-2020-01114  (Application Name: Corkscrew Plantation)
   application of Skyrise Properties Inc by Seminole Bay Land Company Inc.
   Title: a Class B Conditional Use
   Request: to allow Chipping & Mulching.
   General Location: Located on the South side of State Road 27 and approximately 0.5 miles west of Corkscrew Boulevard.
   Project Manager: Brenya Martinez, Site Planner II

7. Control No: 1986-00008
   Application No: DOA-2020-01546  (Application Name: AutoZone Pinewood Square)
   application of Pinewood Palm Beach Retail LLC. by Insite Studio
   Title: a Development Order Amendment
   Request: to modify the approved Site Plan, amend existing Conditions of Approval, modify the Master Sign Plan and add square footage.
   General Location: Southeast corner of Lantana Road and South Jog Road.
   Project Manager: Brenya Martinez, Site Planner II

BCC District: 5
BCC District: 6
BCC District: 6
BCC District: 6
BCC District: 6
8. **Control No:** 2003-00035  
**Application No:** EAC-2020-01693  
(Application Name: Countryside Meadows PUD) application of Cobblestone Creek Homeowner's Association, Inc. - by JMorton Planning & Landscape Architecture  
**Title:** an Expedited Application Consideration  
**Request:** to amend conditions of approval.  
**General Location:** On the east side of Lyons Road, approximately 485 feet north of Boynton Beach Boulevard.  
**Project Manager:** Timothy Haynes, Senior Site Planner  
**BCC District:** 5

9. **Control No:** 2020-00078  
**Application No:** PDD/DOA-2020-01117  
(Application Name: Plaza Delray) application of Pebb Atlantic Llc by WGINC  
**Title:** an Official Zoning Map Amendment  
**Request:** to allow a rezoning from the Agricultural Reserve (AGR) Zoning District to the Multiple Use Planned Development (MUPD) Zoning District.  
**Title:** a Development Order Amendment  
**Request:** a Development Order Amendment to an MUPD to reconfigure and add land area to the approved Site Plan that included a Type 1 Restaurant with drive-thru lane, Type 2 Restaurants and retail uses.  
**General Location:** South side of Atlantic Avenue, approximately 725 feet east of Lyons Road  
**Project Manager:** Timothy Haynes, Senior Site Planner  
**BCC District:** 5

10. **Control No:** 2020-00152  
**Application No:** Z-2020-01508  
(Application Name: Autumn Ridge Apartments) application of Tum Vythiya Trust &, Autumn Ridge , LLC by Schmidt Nichols  
**Title:** an Official Zoning Map Amendment  
**Request:** to Rezone from RM - Multifamily Residential District to CG - General Commercial District.  
**General Location:** East side of North Congress Avenue approximately 625' north of intersection of Cherry Road. and North Congress Avenue.  
**Project Manager:** Ryan Vandenburg, Senior Site Planner  
**BCC District:** 2

11. **Control No:** 2020-00074  
**Application No:** W-2020-01659  
(Application Name: Bermuda Landscape and Design) application of H Farms Llc by Urban Design Studio  
**Title:** a Type 2 Waiver  
**Request:** Type 2 Waiver to reduce the Minimum Legal Access for Collocated Landscape Services.  
**General Location:** Northeast corner of Park Lane Road & Heritage Farms Road, west of SR 7.  
**Project Manager:** Joanne Keller, Director Land Development  
**BCC District:** 6

**TYPE 2 VARIANCE**

12. **Control No:** 2020-00117  
**Application No:** ZV-2020-01396  
(Application Name: Wiggans Residence) application of John Wiggans by Cotleur & Hearing Inc.  
**Title:** a Type 2 Variance  
**Request:** to allow a reduction in the front setback for a single family house.  
**General Location:** Paradise Point Road & Donald Ross Road  
**Project Manager:** Timothy Haynes, Senior Site Planner  
**BCC District:** 1
Intake 11/2/20 - DRO Applications
Prior to Sufficiency

### Search Criteria

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<tr>
<th>APP_TYPE_GROUP_CODE</th>
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### Sufficiency Review Finder

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<tr>
<th>Control No</th>
<th>Application No</th>
<th>Application Name</th>
<th>Applicant / Owner Names</th>
<th>Agent Names</th>
<th>Requests</th>
<th>General Location</th>
<th>District</th>
<th>Project Manager</th>
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<tbody>
<tr>
<td>1974-00195</td>
<td>W-2020-01902</td>
<td>Jonathan's Landing</td>
<td>Jonathans Landing Golf Club Inc</td>
<td>Terry, Brian; Insite Studio</td>
<td>to reduce the number of on-site parking spaces by 15% Article 6.C.A.</td>
<td>Approximately 1/4 mile east of the intersection of South A1A and Captain Kirle Drive.</td>
<td>1</td>
<td>NFRONTANY</td>
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<td>2004-00206</td>
<td>DRO-2020-01895</td>
<td>Critchfield Holdings</td>
<td>Richard Critchfield</td>
<td>Schrantz, Beth; Dunay, Miskel and Backman, LLP Zachariades, Ele Esq; Dunay, Miskel and Backman, LLP</td>
<td>Full DRO Review to allow a Landscape Service use.</td>
<td>Northside of Smith Sundy Road approximately 0.1 mile west of Lyons Road</td>
<td>5</td>
<td>DAELSPS</td>
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<td>2003-00087</td>
<td>DROE/W-2020-01722</td>
<td>Lake Worth &amp; Nassau MUPD</td>
<td>7 Eleven Inc Lake Worth Commercial Assn Inc Palms West Professional Plaza Lic</td>
<td>Machado, Yoan; WGINC Brophy, Jeff; WGINC</td>
<td>DRO Expedited Off the Board Review to finalize plans approved by the Board of County Commission. to reduce the size of the required loading space width and length.</td>
<td>Northeast corner of Lake Worth Road and Nassau Road.</td>
<td>2</td>
<td>MLEIGH</td>
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<tr>
<td>2005-00394</td>
<td>DROE-2020-01867</td>
<td>Arden PUD</td>
<td>Arden Homeowners Association Inc Highland Dunes Associates Property Lic</td>
<td>Broadnix, Shayne; Urban Design Kilday Studios Walter, Collene; Urban Design Kilday Studios</td>
<td>DRO Expedited Off the Board Final Master Plan Review to reflect the BCC approval that included modifications to Pods D, G, H and I within Phase 3.</td>
<td>North side of Southern Boulevard, approximately 2.5 miles west of Seminole Pratt Whitney Road.</td>
<td>6</td>
<td>MLEIGH</td>
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<td>1976-00096</td>
<td>DRO2-2020-01705</td>
<td>Southwind Lakes Homeowners Association, Inc.</td>
<td>Southwind Lakes Homeowners Assn Inc</td>
<td>Schomberg, Yexsy; URBANA</td>
<td>Full DRO Review with a Type 2 Concurrent Review (Zoning and Land Development) to amend the Site Plan to the PUD Recreation POD.</td>
<td>Northeast corner of State Road 7 and Kimberly Boulevard.</td>
<td>5</td>
<td>AJAFAR</td>
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<tr>
<td>2020-00130</td>
<td>DRO-2020-01841</td>
<td>Town of Lake Clark Shores Minor Utility Facility</td>
<td>Lake Clarke Shores Town Of</td>
<td>Buckmaster -Glas, Dodi; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc. Siemsen, Dan; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc. Lentini, Pat; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc.</td>
<td>Full DRO Review to amend the approved Site Plan to increase building square footage.</td>
<td>East side of Kewanee Road.</td>
<td>3</td>
<td>DADESPE</td>
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<tr>
<td>2018-00158</td>
<td>DROE/W-2020-01840</td>
<td>AHS Pine Ridge PUD</td>
<td>Southern &amp; Jog Apartments Llc</td>
<td>Nichols, Josh; Schmidt Nichols</td>
<td>a DRO Expedited Off the Board Review to finalize plans approved by the Board of County Commission. to eliminate the requirement for a Type 2 incompatibility buffer between the residential and recreational pods.</td>
<td>Northeast corner of Southern Boulevard and First Street.</td>
<td>3</td>
<td>RVANDENBURG</td>
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<tr>
<td>2005-00394</td>
<td>DRO2-2020-01797</td>
<td>Arden PUD Pod I-South</td>
<td>Highland Dunes Associates Property Llc</td>
<td>Broadnix, Shayne; Urban Design Studio Walter, Collene; Urban Design Studio</td>
<td>Subdivision Plan Review - DRO Type 2 Concurrent Review (Zoning and LD) Plat for POD I South.</td>
<td>Approximately 2.5 miles west of Seminole Pratt Whitney Road on the north side of Southern Boulevard.</td>
<td>2</td>
<td>AJAFAR</td>
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<tr>
<td>2005-00394</td>
<td>DRO2-2020-01796</td>
<td>Arden PUD Pod G-South</td>
<td>Highland Dunes Associates Property Llc</td>
<td>Walter, Collene; Urban Design Kilday Studios Broadnix, Shayne; Urban Design Kilday Studios</td>
<td>Subdivision Plan Review- DRO Type 2 Concurrent Review (Zoning and LD) Plat for POD G South.</td>
<td>Approximately 2.5 miles west of Seminole Pratt Whitney Road on the north side of Southern Boulevard.</td>
<td>2</td>
<td>AJAFAR</td>
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<td>2006-00372</td>
<td>DROE-2020-01542</td>
<td>Pine Bay</td>
<td>Ec Development Llc</td>
<td>Taylor, Aaron M; Arc Development Global, LLC</td>
<td>DRO Expedited Off the Board Review to finalize plans approved by the Board of County Commission.</td>
<td>Southwest corner of Purdy Lane and Greengate Circle, approximately 0.4 miles west of Haverhill Road.</td>
<td>2</td>
<td>TGOODSON</td>
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<tr>
<td>1989-00112</td>
<td>DRO-2020-01501</td>
<td>Dos Hermanos</td>
<td>Enterprises Pronto Norberto Calderon Pronto Enterprises Of Palm Beach Inc Pronto Enterprises Of Pbc Inc</td>
<td>Page, Edward; EPage Consulting</td>
<td>DRO Full Review to allow for a mixed use development including general retail and three (3) multifamily residential dwelling units.</td>
<td>Northwest corner of Westgate Avenue and Cherokee Avenue</td>
<td>7</td>
<td>DADESPE</td>
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<td>2020-00152</td>
<td>DRO-2020-01509</td>
<td>Autumn Ridge Apartments</td>
<td>S &amp; M Services III Lic</td>
<td>Tum Vythiya Trust &amp;</td>
<td>Nichols, Josh; Schmidt Nichols</td>
<td>to allow 106 multifamily dwelling units and 1,100 square feet of retail space.</td>
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<td>AJAFAR</td>
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<td>East side of N. Congress Avenue approximately 625 feet north of intersection of Cherry Road. and</td>
<td>N. Congress Avenue.</td>
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<td>N. Congress Avenue.</td>
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### SUFFICIENCY REVIEW FINDER

**Intake 11/2/20 - PH Applications Prior to Sufficiency**

#### Search Criteria

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<tr>
<td>1998-40143</td>
<td>W-2020-01915</td>
<td>International Electrical Union</td>
<td>Brightwork Real Estate, Inc. Local Union 728 Building Corp</td>
<td>Type 2 Waivers including Block Building PDRs, Primary Entrance, Fenestration, Storefronts, Planting/Amenity Zone, Pedestrian Circulation Zone, Greens, Pedestrian amenities, Parking and Loading Standards, Signage Standards.</td>
<td>South Side of Summit Boulevard approximately 150 feet west of Military Trail.</td>
<td>2</td>
<td>RVANDENBURG</td>
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<td>2011-00245</td>
<td>ABN-2020-01894</td>
<td>Reflection Bay</td>
<td>Fairways Llc</td>
<td>to Abandon Resolution R-2011-029 approving a Type II Variance. to Abandon Resolution No. R-2013-209 (ZR-2011-029) which allowed a Type 3 Congregate Living Facility.</td>
<td>Northwest quadrant of the intersection of Okeechobee Boulevard and Haverhill Road.</td>
<td>2</td>
<td>MINGLEH</td>
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<tr>
<td>1989-00131</td>
<td>DOA-2020-01883</td>
<td>Fidelity Federal at Jog and Hypoluxo MUPD</td>
<td>Lampson Western Palm Beach Mri Llc Pgwi li Llc</td>
<td>to modify and/or delete Conditions of Approval; to reconfigure the Site Plan, and Sign Plan; to add and/or delete square footage; to add, delete or modify Uses.</td>
<td>Southeast corner of intersection of Jog Road and Hypoluxo Road.</td>
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<td>BMARTINEZ</td>
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<td>2020-00141</td>
<td>Z-2020-01699</td>
<td>Hyder West Rezoning</td>
<td>GI Homes Of Palm Beach Associates Ltd</td>
<td>To allow a rezoning from the Agriculture Reserve Planned Unit Development (AGR-PUD) Zoning District to the Agricultural Reserve (AGR) Zoning District.</td>
<td>West side of State Road 7, approximately 0.5 miles north of Clint Moore Road and 2 miles south of Atlantic Avenue.</td>
<td>5</td>
<td>MINGLEH</td>
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<tr>
<td>2020-00145</td>
<td>Z-2020-01700</td>
<td>155th Lane Rezoning</td>
<td>9231 155th Lane Llc</td>
<td>to allow a rezoning from the Agricultural Reserve Planned Unit Development (AGR-PUD) Zoning District to the Agricultural Reserve (AGR) Zoning District.</td>
<td>Located approximately 0.4 miles east of Lyons Road and Half Mile Road.</td>
<td>5</td>
<td>MINGLEH</td>
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<td>2001-00039</td>
<td>ZV/Z/ABN-2020-01856</td>
<td>PMH 1713 Quail, LLC</td>
<td>Opportunity Inc Of Palm Beach County</td>
<td>Nichols, Josh; Schmidt Nichols</td>
<td>To allow a reduction of the required parking from 40 spaces to 25 spaces; to allow a 39 foot front setback reduction of the minimum front setback; to allow for a 35 foot depth reduction of the minimum lot depth; to allow for a 3 foot reduction of the minimum foundation planting along the front and sides of the existing building; to allow for a 5-10 foot reduction of the minimum width of a Type II Incompatibility Landscape Buffer; to rezone from Multi-Family Residential (High Density) District to CG- General Commercial District; to abandon ZR-2001-007 which allowed a Class B Conditional Use for a Daycare, General in the RH Zoning District.</td>
<td>Southwest corner of the intersection of Quail Drive and Westgate Avenue.</td>
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<td>2002-00067</td>
<td>PDD/DOA-2020-01701</td>
<td>Canyon Lakes</td>
<td>Amy Belcher Carly Landco Inc Elton Sellars Gl Homes Of Palm Beach Associates Ltd Rnd Landholdings Llc Tomas Gasper Twin States Land Holdings Llc</td>
<td>DiGirolamo, Gladys; G.L. Homes</td>
<td>to rezone from AGR - Agricultural Reserve District to AGR-PUD - Agricultural Reserve Planned Unit Development; to allow the swapping out of preserves areas with unencumbered substitute preserve areas.</td>
<td>S. Boynton Beach Blvd., east of and adjacent to Lyons Road</td>
<td>5,6</td>
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<td>2019-00070</td>
<td>CA-2020-01844</td>
<td>The Busch Wildlife Sanctuary Foundation</td>
<td>Bgtg Properties Llc</td>
<td>Lentini, Pat; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc. Gentile, George; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc. Siemsen, Dan; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc.</td>
<td>to allow Assembly, Institutional Nonprofit.</td>
<td>Southwest corner of Indiantown Road and Rocky Pines Road, bounded by 112th Drive North on the west.</td>
<td>1</td>
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<td>2020-00022</td>
<td>SV-2020-01842</td>
<td>Haverhill Apartments</td>
<td>K&amp;F Investment Group Inc Granberry, Randall; United Construction Partners</td>
<td></td>
<td>an increase in Projected Daily Trips for a 50-foot right-of-way.</td>
<td>west of N Haverhill Road, on the south side of Stacy Street</td>
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<td>1983-00090</td>
<td>Z-2020-01715</td>
<td>PBC Mosquito Control Complex Redevelopment</td>
<td>Hutton, Christen; Schmidt Nichols; Nichols, Josh; Schmidt Nichols</td>
<td>to rezone from RE Residential Estate District and AR- Agricultural Residential District to PO- Public Ownership.</td>
<td>2000 feet east of the intersection of State Road 441 and Lantana Road</td>
<td>3 BMARTINEZ</td>
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<td>2003-00096</td>
<td>ABN/CB-2020-01702</td>
<td>Museo Vault</td>
<td>Westgate Centre Llc</td>
<td>to abandon two Resolutions for: 1) a Class A Conditional use for an office/warehouse and, 2) a Development Order Amendment to amend conditions of approval. to allow Self-Service Storage, Limited Access, and Self-Storage, Multi-Access.</td>
<td>South side of Westgate Avenue approximately 1/4 mile east of Military Trail</td>
<td>7 THAYNES</td>
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<td>1973-00215</td>
<td>DOA/PDD-2020-01500</td>
<td>Southampton PUD</td>
<td>Capital Benenson Fairways Llc</td>
<td>to add land area, to modify the Master Plan and Conditions of approval of the Southampton PUD; rezoning from TND to PDD.</td>
<td>Northwest corner of Okeechobee Boulevard and Haverhill Road intersection.</td>
<td>2 MLEIGH</td>
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<tr>
<td>1980-00234</td>
<td>CA/DOA-2020-01452</td>
<td>The Farms Market Place MUPD</td>
<td>Lenti, Pat; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc. holloway, troy; Gentile Glas Holloway O'Mahoney &amp; Assoc Inc.</td>
<td>to allow a Microbrewery use; to amend a previously approved MUPD to reconfigure the site plan, add building square footage and add a microbrewery use.</td>
<td>West side of Jupiter Farms Road, approximately 1.2 miles south of West Indiantown Road.</td>
<td>1 THAYNES</td>
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