



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

December 6, 2019

<u>Agenda & Application #'s</u>	<u>Applicant & Request</u>	<u>Vote</u>
POSTPONEMENTS/REMANDS/WITHDRAWALS AGENDA - ZONING APPLICATIONS		
1. DOA/CA-2019-00737 US Cigar Exchange Control#: 1981-00115	TJAC Palmetto Park, LLC DOA: to add a use. CA: to allow a Cocktail Lounge. Board Decision: Postponed to January 8, 2020 by a vote of 6-0-0.	6-0-0
2. DOA/W-2019-00489 Hunts Easy Storage Control#: 1981-00082	SSC Property Holdings, LLC DOA: to reconfigure the Site Plan; and, to add square footage. W: to reduce minimum Fenestration, Building Frontage and dimension of Usable Open Space; and, eliminate a Pedestrian Amenity. Board Decision: Postponed to January 8, 2020 by a vote of 6-0-0.	6-0-0
CONSENT AGENDA - ZONING APPLICATIONS		
3. ZV/PDD/CA-2019-00327 Holden of Delray Beach Control#: 2008-00133	Alliance Realty Partners, LLC, 6595, LLC ZV: to eliminate frontage and access on an Arterial or Collector Street; and, to reduce a side setback. Board Decision: Approved a Type 2 Variance (with conditions) by a vote of 5-1-0. PDD: to allow a rezoning from the Multiple Use Planned Development (MUPD) Zoning District to the Planned Unit Development (PUD) Zoning District. Board Decision: Recommended Approval of an Official Zoning Map Amendment (with conditions) by a vote of 5-1-0. CA: to allow a Type 3 Congregate Living Facility. Board Decision: Recommended Approval of a Class A Conditional Use (with conditions) by a vote of 5-1-0.	5-1-0 5-1-0 5-1-0
4. ABN/CA-2018-02106 Trikon Northlake Control#: 1986-00070	Trikon Northlake, LLC ABN: to abandon the Special Exception allowing a Financial Institution with five Drive-Up Teller units. Board Decision: Recommended Approval of a Development Order Abandonment by a vote of 6-0-0. CA: to allow a Type 1 Restaurant with a drive-thru. Board Decision: Recommended Approval of a Class A Conditional Use (with conditions, as amended) by a vote of 6-0-0.	6-0-0 6-0-0
5. DOA-2019-01088 Congress Avenue Office Park Control#: 1988-00005	WPB No. 1, LLC, Florida #2, LLC, MA No. 1, LLC, Health Career Institute, LLC, Florida #8, LLC DOA: to amend the Site Plan and delete a Condition of Approval. Board Decision: Recommended Approval of a Development Order Amendment (with conditions) by a vote of 6-0-0.	6-0-0
6. ZV/DOA-2018-01208 Delray Commons (Barkley Place) Control#: 1984-00163	Barkley International, Inc. ZV: to allow a reduction in lot depth, Right-of-Way (R-O-W) Buffer width and, building setbacks; to allow for elimination of foundation planting, and, to increase easement overlap within a R-O-W Buffer. Board Decision: Approved a Type 2 Variance (with conditions) by a vote of 6-0-0. DOA: to reconfigure the Site Plan; add and delete square footage; modify uses; and amend Conditions of Approval. Board Decision: Recommended Approval of a Development Order Amendment (with conditions, as amended) by a vote of 6-0-0.	6-0-0 6-0-0



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7. ZV/ABN/DOA/CA-2019-001 34 Chick-Fil-A #4305 - Canyon Town Center Control#: 2004-00471	Chick-Fil-A, Inc., Boynton Beach Associates XVIII LLLP ZV: to allow an additional freestanding building; reduce number of parking spaces; and, eliminate and reduce Foundation Planting. Board Decision: Approved a Type 2 Variance (with conditions) by a vote of 6-0-0. ABN: to abandon a Type II Restaurant Board Decision: Recommended Approval of a Development Order Abandonment by a vote of 6-0-0. DOA: to reconfigure the Site Plan; reduce square footage and number of parking spaces; and, modify uses. Board Decision: Recommended Approval of a Development Order Amendment (with conditions) by a vote of 6-0-0. CA: to allow a Type 1 Restaurant with a Drive-through. Board Decision: Recommended Approval of a Class A Conditional Use (with conditions) by a vote of 6-0-0.	6-0-0 6-0-0 6-0-0 6-0-0
8. ABN/ZV/PDD/CA-2017-009 83 Heathwood Reserve Control#: 1997-00008	AMKBJ Partners, LTD LLLP ZV: to eliminate a Type 2 Incompatibility Buffer between a Recreation Pod and abutting Residential Use; and, to increase percentage of streets permitted to terminate in dead ends or cul-de-sacs. Board Decision: Approved a Type 2 Variance (with conditions) by a vote of 6-0-0. PDD: to allow a rezoning from the Agricultural Residential (AR) Zoning District to the Planned Unit Development (PUD) Zoning District. Board Decision: Recommended Approval of an Official Zoning Map Amendment (with conditions) by a vote of 6-0-0. CA: to allow Workforce Housing Program (WHP) Density Bonus greater than 30 percent. Board Decision: Recommended Approval of a Class A Conditional Use (with conditions) by a vote of 6-0-0.	6-0-0 6-0-0 6-0-0
REGULAR AGENDA - ZONING APPLICATIONS		
9. Z/CA-2018-02236 Vo Professional Office Control#: 2018-00157	Annie Vo Yen Pham Z: to allow a rezoning from the Agricultural Residential (AR) Zoning District to the Commercial Low Office (CL-O) Zoning District. Board Decision: Recommended Denial of an Official Zoning Map Amendment by a vote of 5-1-0. CA: to allow a Medical or Dental Office. Board Decision: Recommended Denial of a Class A Conditional Use by a vote of 5-1-0.	5-1-0 5-1-0

END OF RESULT LIST