

# NOTICE OF A PROPOSED PUBLIC HEARING - ZONING



Dear Property Owner:

This is a courtesy notice for a proposed zoning application for land within 1000 feet of your property.

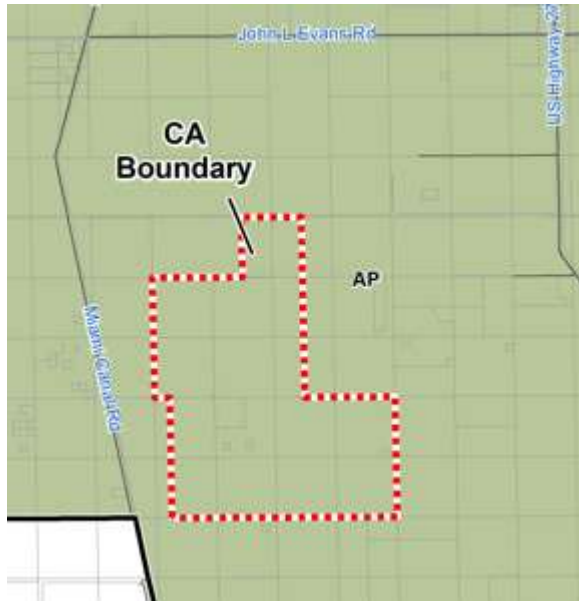
The County will consider the application at public hearings provided below. Contact the Zoning Staff for more information.

A summary of the request and a map of the subject site is available at the link below or at the QR code on the reverse side.  
[www.pbc.gov/pzb/notices](http://www.pbc.gov/pzb/notices)

Hearing Agendas and Reports are available one week in advance here:

<https://discover.pbc.gov/pzb/zoning/Pages/Hearings-and-Meetings.aspx>

**Application:** Southland Water Resource, CA-2023-01791  
**Location:** South side of access easement approx.. 1 mile south of Okeelanta Rd, approx. 1.3 miles east of Miami Canal Rd and 4.2 miles west of US-27  
**Zoning Commission Hearing:** April 3, 2025 at 9:00 a.m.  
 2300 North Jog Road, Vista Center, VC-1W-47, West Palm Beach, Florida 33411  
**Board of County Commissioners Hearing:** April 24, 2025 at 9:30 a.m.  
 301 North Olive Avenue Governmental Center, Chambers 6th Floor West Palm Beach, Florida 33401  
**Zoning Staff Contact:** Imene Haddad, AICP, Senior Site Planner (561) 233-5278 or IHaddad@pbc.gov  
**Notice Date:** March 11, 2025



<b>Zoning Application Summary</b>	
<b>Application:</b>	<b>Southland Water Resource, CA-2023-01791</b>
<b>Control:</b>	Southland Water Resource, 2023-00122
<b>Location:</b>	South side of access easement approx. 1 mile south of Okeelanta Rd, approx. 1.3 miles east of Miami Canal Rd and 4.2 miles west of US-27
<b>District:</b>	Commission District 6
<b>Title/Request:</b>	<b>Title:</b> a Class A Conditional Use <b>Request:</b> to allow a Type 3B Excavation on 8,611.52 acres
<p><b>Summary:</b> The application proposes a Class A use for a Type 3B Excavation the Agricultural (AP) Zoning District. The proposed mining operation will generate water storage capacity and extracted materials consisting of sand and limestone that will be processed and hauled via rail.</p> <p>The proposed method of extraction will include blasting and dragline equipment to excavate a series of lakes/cells covering approximately 6,072 acres. The mining is proposed with a duration of sub 13 phases with each lake/cell ranging to create and construct the proposed regional water resource project. The excavation is proposed to commence in 2025 with an estimated completion of 2059. The applicant is also seeking a 10-year completion buffer to account for market conditions for a maximum completion date of 2069. The proposed mining operations will excavate and process all aggregates on site and hauling will be by rail system.</p> <p>The subject site is currently used for cultivation of crops by the US Sugar Corporation and Okeelanta Corporation and will shift to the water storage project as the excavation progresses. Access to the site will be from US Highway 27 on Okeelanta Road, an existing access easement road in the north of the site.</p>	