



**PALM BEACH COUNTY - TYPE 1 VARIANCE STAFF PUBLIC MEETING - RESULTS LIST**

Public Meeting Date: **02/25/2021**

Application No: **AV-2020-02085**

Control No: **2020-00161**

**Result: APPROVED WITH CONDITIONS**

**Request:** To allow an addition to encroach into the side interior setback

Code Section / Description	Required	Proposed	Variance
3.D.1.A Table 3.D.1.A - Property Development Regulations	7.5 feet - side interior setback	5 feet	2.5 feet

**Address:** 11625 Landing PI , North Palm Beach, FL - 33408

**The above variance was granted subject to the following zoning condition(s):**

- AVB-001 On or prior to February 25, 2022, the Property Owner/Applicant shall have received the Final Building Inspection and the Certificate of Occupancy (CO) for the garage addition. (BLDGPMT/CO/DATE: BUILDING DIVISION - Building Division)
- AVB-002 Prior to issuance of the Certificate of Occupancy (CO) for the garage addition, the applicant shall install 10 shrubs along the north property line, directly adjacent to the addition. The shrubs shall be 36 inches in height at time of planting, spaced 48 inches on center, and maintained at a height of 6 feet. (BLDGPMT/CO: BUILDING DIVISION - Building Division)
- AVB-003 On or prior to August 25, 2021, the Property Owner/Applicant shall remove or relocate the shed located at the northwest corner of the site encroaching the 6 foot utility easement.(DATE/ONGOING: CODE ENF - Code Enforcement)

**The development order for this particular variance shall lapse on 02/25/2022, one year from the approval date. (DATE: MONITORING:Zoning)**

**END OF REPORT**