

**PLANNING BOARD MEETING AGENDA
CITY OF WEST PALM BEACH
Tuesday, May 18, 2021**

TIME: 6:00 p.m.

PLACE: Due to COVID-19, and pursuant to the City of West Palm Beach's Executive Orders 2020-05 and 2020-09, the meeting will be held virtually via Zoom video conferencing.

The Public Hearing will be streamed live and available for viewing in the City Commission Chambers located at City Center - 401 Clematis Street, on the condition that social distancing be practiced. The ability to make public comment will be available in the adjacent Flagler Gallery.

If you prefer to access the meeting remotely, you may do so through Zoom via the following:

- Web: <https://zoom.us/j/93712277587>
- Telephone: 888.475.4499 or 877.853.5257 | Webinar ID: 937 1227 7587

Or through the usual media channels:

- Live on WPB TV18 (Comcast)
- City Website: <https://bit.ly/3fx6B00>
- YouTube: <https://bit.ly/2WIp0PG>
- Facebook: www.facebook.com/CityofWPB/
- Twitter: <https://bit.ly/2YPA8Nr>

Accessing the meeting through Zoom does not require the purchase or download of additional software or equipment.

For those participating remotely and wishing to make public comment (not to exceed three minutes) either before or during the meeting, comments may be submitted via the following:

- Voicemail at 561.320.6451
- Sending an email or video recording to PBPublicComment@wpb.org
- Completing a form on the City's website at www.wpb.org/publiccomments
- If accessing the meeting via Zoom, you may also offer public comment through the "Q&A" feature (not available if you're only connected by phone) or using the "Raise Hand" feature (Press *9 if you're only connected by phone).

I. Call to Order/Roll Call

II. Approval of

- a. Minutes for April 20, 2021

III. Report from the Planning Division Staff

IV. Remarks by the Chairperson

V. Declaration of Ex-Parte Communication

VI. Public Hearing

A. Swearing in of the Speakers

B. Continued Cases

C. Planning Board Cases

1. **Planning Board Case No. 950AAAAAA**: A request by Harvey E. Oyer, III, of Shutts & Bowen, LLP, on behalf of CityPlace Retail, L.L.C., for the approval of a Major Amendment to the Rosemary Square North and Rosemary Square Center Subareas of the CityPlace Commercial Planned Development. The requested changes to the Rosemary Square North Subarea include increasing the permitted tower height from 15 to 25 stories, a modification to the workforce housing provision and miscellaneous architectural design changes. The requested changes to the Rosemary Square Center Subarea include miscellaneous architectural design changes.

Location: The Rosemary Square North Subarea has a primary address of 375 South Rosemary Avenue and the Rosemary Square Center Subarea has a primary address of 575 South Rosemary Avenue and both are located within Commission District No. 3 – Commissioner Christy Fox.

Case Manager: Eric Schneider, AICP, Principal Planner
Phone: 561.822.1446 | TTY: 800.955.8771
E-mail: eschneider@wpb.org

D. Code Revision Cases

1. **Code Revision Case No. 21-04**: A request by Stuart M. Ledis, on behalf of Clematis Realty Management, LLC, for a text amendment to Chapter 94 of the Zoning and Land Development Regulations, Article IV, Section 94-106.a.13, “Veterinary clinics, pet grooming, animal daycare, and boarding facilities,” to permit veterinary clinics within the Clematis Waterfront District Conservation District (CWD-CD). The text amendment will include additional changes to Section 94-106.a.13 regarding additional

locations where the use is permitted, the removal of the requirement that the use be approved with a Class B Special Use permit, and the conditions required as part of the use, as well as an update to Article XIX, Section 94-611, “Definitions”.

Location: The CWD-CD is located within the Downtown Master Plan area which is within Commission District No. 3 - Commissioner Christy Fox.

Case Manager: Eric Schneider, AICP, Principal Planner
Phone: 561.822.1446 | TTY: 800.955.8771
E-mail: eschneider@wpb.org

2. **Code Revision Case No. 21-03**: A request by Harvey E. Oyer, III of Shutts & Bowen LLP on behalf of Lineaire Group, LLC for a text Amendment to Article IV Downtown Master Plan of the Zoning and Land Development Regulations Sections 94-109, 94-132(e) and 94-133(c) to allow boutique hotels eligible for the Quadrille Business District Incentive.

The amendment will affect properties within the Quadrille Business District, within Commission District No. 3– Commissioner Christy Fox.

Case Manager: Ana Maria Aponte, City Urban Designer
Phone: (561) 822-1439 | TTY: (800) 955-8771
Email: aaponte@wpb.org

VII. Other Business

VIII. Unfinished Business

IX. New Business

X. Adjournment

Please be advised that should any interested person seek to appeal any decision made by the Planning Board with respect to any matter considered at such hearing, such person will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which an appeal is to be based.

In accordance with the provisions of the Americans with Disabilities Act (ADA), persons in need of a special accommodation to participate in this proceeding shall, within three working days prior to any proceeding, contact the City Clerk’s office, 401 Clematis Street, West Palm Beach, Florida 33401, {(561) 822-1210, TTY: (800) 955-8771}.

Exact legal descriptions of the property involved may be obtained from the Planning Division of the City of West Palm Beach.

PUBLISH: The Palm Beach Post
Saturday, May 8, 2021