

AGENDA

Date: March 9, 2023
Time: 1:00pm
Place: City Hall | Planning Division Open Area – 2nd Floor
401 Clematis Street | West Palm Beach, FL 33401

NOTICE REGARDING ATTENDANCE

PPRC Members: All PPRC members are required to attend in-person at the location identified above.

Applicants: Applicants and their teams will attend virtually via Zoom. Emails will be sent with a unique login that will allow virtual participant access to the meeting. These logins are unique to the individual and should not be shared. It is requested that all applicants and their teams please log into the meeting at least 15 minutes before the scheduled start time. Applicants and their teams are required to participate in the meeting and will be placed on standby until their item is up for discussion. *Please note that cases are not being assigned time slots and will simply go in the order of the agenda.*

Members of the Public: Members of the public may attend in-person at the location identified above, or view/listen-only access may be achieved through Zoom via the following:

Web: <https://us06web.zoom.us/j/88135404617>
Telephone: 888.475.4499 or 877.853.5257 | Webinar ID: 881 3540 4617

1. Formal Site Plan Review Case No. 23-01 (Z23010028):

A request by Jason Gunther of Thomas Engineering, on behalf of Transit Village Venture, LLC and the County/City/CRA/SFRTA(?), for the temporary relocation of the County ITC bus facilities and operations from Transit Village's property at 150 Clearwater Dr. to the Seaboard Train Station at 205 S. Tamarind Ave., while the Transit Village project is under construction.

Location: The subject property, consisting of ±3.1 acres, is located at 205 S. Tamarind Ave., within Commission District No. 3 – Commissioner Christy Fox.

Case Manager: Chris Kimmerly, AICP
Phone: 561.822.1426 | TTY: 800.955.8771
E-mail: ckimmerly@wpb.org

2. Formal Site Plan Review Case No. 19-02A (Z23020024):

A request by Brian Terry of Insite Studio, Inc. on behalf of SHP VI Datura West Palm Owner, LLC, for the review of minor amendments to the approved site plan under the provided as-built plans for the Watermark luxury senior-living project located at 401 Datura St. (445 Datura St.).

Location: The subject property, consisting of ±1.25 acres, is located at 401 Datura St. (445 Datura St.), within Commission District No. 3 – Commissioner Christy Fox.

Case Manager: Chris Kimmerly, AICP
Phone: 561.822.1426 | TTY: 800.955.8771
E-mail: ckimmerly@wpb.org

3. Planning Board Case No. 1663B (Z23020023)

A Request by Brain M. Seymour of Gunster on behalf of Wayne H. Huizenga, Jr. and Fonda M. Huizenga, for a Class A Special Use Permit with waiver(s) to allow for the extension of a private dock greater than 100 feet in length.

Location: The subject property, consisting of ±1.01 acres, is located at 3100 N. Flagler Drive, within Commission District No. 1 – Commissioner Cathleen Ward.

Case Manager: Valentina Broglia, Planner
Phone: 561.822.1442 | TTY: 800.955.8771
E-mail: Vbroglia@wpb.org

4. Planning Board Case No. 770H (Z23020027)

A request by Brian Terry of Insite Studio, on behalf of Bear Lakes Country Club, Inc., for a Minor Planned Development (PD) Amendment to the Bear Lakes Country Club Commercial Planned Development (CPD), to demolish the existing maintenance facility (Building 1) and rebuild with the same footprint in the same location, and the addition of a 3,000 square foot storage building, and associated site improvements, within the maintenance area of the country club.

Location: The 5.45-acre site is located at 1401 Brandywine Road, within Commission District No. 2 – Commissioner Shalonda Warren.

Case Manager: Linda Louie, AICP, Senior Planner
Phone: 561.822.1458 | TTY: 800.955.8771
E-mail: llouie@wpb.org

5. Formal Site Plan Review (Level III) Case No. 23-02 (Z23020026)

A request by Brian Terry of Insite Studio, Inc., on behalf of 920 N Stanley Partners, LLC and 6622 Hollywood Boulevard Partners, LP for a Level III Formal Site Plan Review and Special Review with variances, to construct a 30-story mixed-use building comprised of 152 residential units and 5,100 square feet of commercial and 1,500 square feet of office.

Location: The project site, consisting of 4.49 acres, is located on the west side of North Flagler Drive, between 23rd Street and Picadilly Street, within Commission District No. 1 – Commissioner Cathleen Ward.

Case Manager: Linda Louie, AICP, Senior Planner
Phone: 561.822.1458 | TTY: 800.955.8771
E-mail: llouie@wpb.org

NOTE TO STAFF: ALL PPRC MEMBERS SHALL HAVE THEIR REVIEWS COMPLETED AND ENTERED INTO COMMUNITY PLUS FIVE (5) DAYS PRIOR TO THE SCHEDULED MEETING.

A copy of the agenda and all attachments will be provided to the following persons:

Name:	Title:	Department/Division:	Email:
Robert Brown	Building Official	Dev. Services – Building	rbrown@wpb.org
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	Traffic Engineer	Engineering Services	
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Tracy Ward	Sr. Stormwater Engineer	Engineering Services	tward@wpb.org
Sybille Welter	Administrator of Public Art and Culture	Mayor's Office	scwelter@wpb.org

A copy of the agenda (no attachments) will be provided to the following persons:

Name:	Title:	Department/Division:	Email:
Genia Baker	Deputy Redevelopment Manager	CRA	gbaker@wpb.org
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