

AGENDA

Date: May 2, 2024
Time: 1:30pm
Place: Commission Chambers
401 Clematis Street | West Palm Beach, FL 33401

NOTICE REGARDING PUBLIC COMMENTS

For those wishing to make public comment, you may do so in person during the meeting, or submit your comments to the Planning Division **no later than 9:00am on THE DAY OF THE MEETING**, via the following:

- Leaving a voicemail (not to exceed 3 minutes) at 561.320.6482;
- Sending an email or video recording (not to exceed 3 minutes) to ZBAPublicComment@wpb.org; or
- Completing a form on the City's website at www.wpb.org/publiccomments.

Please be sure to indicate the Case No. for the item you are submitting comments for.

I. Call to Order / Roll Call / Pledge of Allegiance

II. Approval of Minutes

A. March 7, 2024

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

1. Zoning Board of Appeals Case No. 3418:

A request by Carl Flick, for a Class B Special Use Permit to obtain a waiver from the requirements of Sec. 94-304(e)(2) of the City's Zoning and Land Development Regulations for the installation of a fitness spa within the required side setback.

Location: The approximately 0.18-acre property is located at 221 34th Street, within Commission District No. 1 – Commissioner Cathleen Ward.

Case Manager: Alexis Sangeleer | Planner
Phone: 561.822.1443 | TTY: 800.955.8771
Email: asangeleer@wpb.org

C. Zoning Board of Appeals Cases

1. Zoning Board of Appeals Case No. 3436:

A request by Anthony A. Harrington, of Design Methods Architects, on behalf of Gregory Eric Queen and Laura Lambert Queen for a five (5) foot variance from Sec. 94-72(a)(2)(a) of the City's Zoning and Land Development Regulations (ZLDRs), for the enclosure of a car port within the front setback.

Location: The subject property, consisting of approximately 0.27 acres, is generally located at 300 Palmetto St, within Commission District No. 5 – Commissioner Christina Lambert.

Case Manager: Erik Colon, Associate Planner
Phone: 561.822.1398
Email: ecolon@wpb.org

D. Administrative Appeals

VII. Unfinished Business

VIII. New Business

IX. Other Business

X. Adjournment

All interested parties may appear at the above Public Hearing at the stated time and place and be heard with respect thereto. Please be advised that should any interested person seek to appeal any decision made by the Zoning Board of Appeals 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. The hearing may be continued from time to time which may be necessary.

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 (3) working days prior to any proceeding, contact the City Clerk's office, 401 Clematis Street, West Palm Beach, Florida 33401, (561) 822-1210.

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

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