

**PLANNING BOARD MEETING AGENDA
CITY OF WEST PALM BEACH
Tuesday, December 18, 2018**

TIME: 6:00 p.m.

**PLACE: City Commission Chambers
City Center, 401 Clematis Street**

I. Call to Order/Roll Call

II. Approval of

a. [Minutes for November 28, 2018 meeting](#)

III. Report from the Planning 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. [Planning Board Case Nos. 1060JJ&1060KK](#): A two-part request by Carlos Florian of Kimley-Horn and Associates, Inc., on behalf of Brandsmart USA of West Palm Beach, Inc., for the following:

PB Case No. 1060JJ: The approval of a Major Planned Development Amendment to the Brandsmart U.S.A. Commercial Planned Development (CPD) to create a master plan and to establish development regulations to permit the subdivision of the overall site. The requested development regulations include waivers to the General Commercial development standards outlined in the Zoning and Land Development Regulations, including landscape, parking, floor area ratio and signage.

PB Case No. 1060KK: The approval of a Major Subdivision to replat Tract 1 of the Brandsmart U.S.A. at West Palm Beach plat to create five (5) development tracts, two (2) stormwater tracts, one (1) parking and buffer tract, and one (1) roadway tract.

The approximately 17.66 acre property is located at 751 West Executive Center Drive within Commission District No. 3 – Commissioner Paula Ryan.

Case Manager: Eric Schneider, AICP, Principal Planner

Phone: (561) 822-1446
E-mail: eschneider@wpb.org

C. Planning Board Cases

1. **[Planning Board Case No. 983H](#)**: A request by Collene Walter of Urban Design Kilday Studios, on behalf of the Peggy Adams Animal Rescue League of the Palm Beaches Inc, for the approval of a Major Planned Development Amendment to the Peggy Adams Animal Rescue League Community Service Planned Development (CSPD) to permit the construction of a new 29,602 square foot adoption center and related site improvements, with waivers.

Location: The approximately 13 acre Peggy Adams Animal Rescue League campus is located at 3200 North Military Trail, within Commission District No. 2 – Commissioner Cory Neering.

Case Manager: Eric Schneider, Principal Planner
Phone: (561) 822-1446
E-mail: eschneider@wpb.org

2. **[Planning Board Case No. 791GG](#)**: A request by Jon Schmidt, ASLA, LEED AP, of Schmidt Nichols, on behalf of Atlantic Realty Partners Inc., for a Major Amendment to the Centrepark Commercial Planned Development (CPD) and Development of Regional Impact (DRI) to provide for the construction of a 246-unit multifamily development and grant waivers to the City's Zoning and Land Development Regulations.

Location: The approximately 2.48 acre site is located at 1500 Centrepark Boulevard, within Commission District No. 5 – Commissioner Christina Lambert.

Case Manager: John P. Roach, AICP, Principal Planner
Phone: (561) 822-1448
E-mail: jroach@wpb.org

3. **[Planning Board Case No. 993DDDDDD \(Z18090003\)](#)**: A request by Jmorton Planning and Landscape Architecture on behalf of Ibis Golf & Country Club Inc. for a Major Planned Development Amendment to expand the existing clubhouse by 16,000 sf, increase the fitness center by 10,000 sf, construct a 1,500 sf golf training facility, and construct three pickleball courts.

Location: The affected area consists of approximately 14.5 acres and is located at 8100 Ibis Boulevard, within Commission District No. 4 – Commissioner Keith James.

Case Manager: Paul Greilich, AICP, Senior Planner
Phone: (561) 822-1443

E-mail: pjgreilich@wpb.org

D. Code Revision Cases

1. **[Code Revision Case No. 18-06](#)**: A request by Jon Schmidt, ASLA, LEED AP, of Schmidt Nichols, on behalf of Atlantic Realty Partners Inc., for a text amendment to Sec. 94-207(b)(13) of the City's Zoning and Land Development Regulations to expand the geographical area within which parking waivers may be granted, as well as providing additional criteria for which applicants may choose from.

Case Manager: John P. Roach, AICP, Principal Planner
Phone: (561) 822-1448
E-mail: jroach@wpb.org

2. **[Code Revision Case No. 18-01](#)**: A City initiated amendment to Article X Supplemental District Regulations of Chapter 94 Zoning and Land Development Regulations to amend regulations regarding accessory structures.

Case Manager: Angella Vann, Planning and Zoning Administrator
Phone: (561) 822-1441
E-mail: ajones-vann@wpb.org

E. Other Business

VII. Unfinished Business

VIII. New Business

IX. 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 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}.

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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