

**PLANNING BOARD MEETING AGENDA  
CITY OF WEST PALM BEACH  
Tuesday, January 15, 2019**

**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 December 18, 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](mailto:eschneider@wpb.org)

### C. Planning Board Cases

1. **[Planning Board Case No. 1812:](#)** A request by Gregory S. Kino, Esq., of Ciklin Lubitz, on behalf of John Gilbane, for a Class A Special Use Permit (with waivers) to reconstruct a dock accessory to an existing single-family residence.

Location: The approximately 0.38-acre property is located at 2830 North Flagler Drive, within Commission District No. 1 – Commissioner Kelly Shoaf.

Case Manager: Linda M. Louie, AICP, Planner  
Phone: (561) 822-1458  
E-mail: [llouie@wpb.org](mailto:llouie@wpb.org)

2. **[Planning Board Case No. 1223H:](#)** A request by Mike Schwartz and Chuck Millar of Kimley-Horn & Associates, Inc., on behalf of Community Hospital of the Palm Beaches, Inc., for the approval of a Major Planned Development Amendment to the West Palm Hospital Community Service Planned Development (CSPD) to increase the size of the emergency room by 7,300 square feet, to include reconfigurations to the parking and landscape areas in the vicinity of the expansion and to change the name of the CSPD to the JFK North CSPD.

Location: The approximately 25 acre site is located generally at 2201 45th Street, within Commission District No. 1 – Commissioner Kelly Shoaf.

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

3. **[Planning Board Case No. 1752A:](#)** A request for a waiver modification by Josh Nichols, of Jon E. Schmidt and Associates, Inc., on behalf of Drive Shack Palm Beach, LLC to amend a Commercial Planned Development (CPD) in order to construct taller fence pole to support net for a 61,908 sq. ft. indoor/outdoor recreation/ restaurant facility with associated site improvements.

Location: The approximately 12.37 acre property is located at 1600 Belvedere Rod, within Commission District No. 5 – Commissioner Christina Lambert.

Case Manager: Heather Tribou, Senior Planner  
Phone: (561) 822-1562  
E-mail: [htribou@wpb.org](mailto:htribou@wpb.org)

**4. Code Revision Cases**

**5. 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.

**PUBLISH: Palm Beach Post**  
**January 5, 2019**