



PLANNING & ZONING COMMISSION MEETING AGENDA
MONDAY, SEPTEMBER 18, 2023 7:00 P.M.
VILLAGE MEETING HALL

Ways to Participate

- In Person: Public may participate in person at the Village Meeting Hall, 1050 Royal Palm Beach Boulevard, Royal Palm Beach, FL 33411.
- Computer, Tablet, Smartphone: Public may participate remotely by joining GoToWebinar from your computer, tablet or smartphone via www.royalpalmbeachfl.gov/webmeetings.
- Telephone: Public may listen only via phone remotely by dialing United States +1 (213) 929-4212, Webinar ID: 729-034-739, Access Code: 606-538-685

I. PLEDGE OF ALLEGIANCE

II. ROLL CALL

Chairman Adam Miller
Vice Chairman Philip Marquis
Commissioner David Leland
Commissioner (vacant)
Commissioner Lauren McClellan
Kara Dery, Alternate 1
Kamar Williams, Alternate 2

III. MINUTES

Approval of minutes of the August 14, 2023 Planning & Zoning Commission Meeting.

IV. ITEMS FOR DISCUSSION

1. Application No. 23-054 (SE) – Milestone Motors – The Applicant, Fernando Osorio, is requesting Special Exception Approval to allow for “Automobile and/or water craft repair and/or service” within the Industrial General (IG) Zoning District, for a property located at 530 Business Parkway, Bays 2 and 3.

Board Documents

2. Application No. 23-107 (VAR) – Royal Palm Brewing Company – The applicant, Royal Palm Brewing Company, is requesting Variance Approval from Sec. 26- 75.2(b)6. of the Village Code to allow for a 189 square foot outdoor seating area directly abutting a residential zoning district, for a property located at 543 North State Road 7, Suites 103, 106 and 107.

Board Documents

3. Application No. 22-64 (SE) – Royal Palm Brewing Company – The applicant, Royal Palm Brewing Company, is requesting Special Exception Approval to allow for a “Brewpub not to exceed six thousand (6,000) square foot of gross floor area, subject to section 26-75.2” within the General Commercial (CG) Zoning District, for a property located at 543 N. State Road 7, Suites 103, 106 and 107.

Board Documents



4. Application No. 23-063 (SPM, AAR) – Kingswood Academy – The applicant, Kingswood Academy – Royal Palm, on behalf of Globex Investments Group V LLC, is requesting Major Site Plan Modification and Architectural & Aesthetic Review Approval for the conversion of a vacant retail building into a Child Day Care Centers with modifications to the building paint color, landscape additions and signage, for a property located at 10245 Okeechobee Boulevard.

Board Documents

5. Application No. 23-082 (AAR) – Christ Fellowship Church – The applicant, Kemp Signs & Service Inc., is requesting Architectural Approval for new tenant panels on an existing monument sign, for a property located at 9905 Southern Boulevard.

Board Documents

6. Application No. 23-086 (AAR) – Gas Station Color Change – The applicant, All-Dade General Construction, Inc., is requesting Architectural Approval to repaint the exterior of an existing gas station building, for a property located at 590 N. State Road 7.

Board Documents

V. BOARD BUSINESS

Next meeting is Tuesday, October 24, 2023.

VI. ADJOURNMENT

Any person who wishes to appeal any decision made by the Planning and Zoning Commission with respect to any matter considered at this meeting, and for such purposes, may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence on which appeal is to be based. The Village of Royal Palm Beach does not provide such a record. In accordance with the provisions of the Americans with Disabilities Act (ADA), this document can be made available in an alternate format (Large Print) upon request. Special accommodations can be provided upon request with three (3) days advance notice of any meeting, by contacting the Village Clerk's office, Village of Royal Palm Beach 1050 Royal Palm Beach Boulevard, Royal Palm Beach, Florida 33411. (561) 790-5100.

Hearing Assistance: If any person wishes to use a Listen-Aid hearing device, please contact the Village Clerk prior to any meeting held in the Council Chambers.