

**VILLAGE OF ROYAL PALM BEACH  
REVISED COUNCIL REGULAR MEETING  
VILLAGE MEETING HALL  
THURSDAY, DECEMBER 7, 2017  
6:30 P.M.**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

Mayor Fred Pinto  
Vice Mayor Richard Valuntas  
Councilman Jeff Hmara  
Councilwoman Selena Smith  
Councilwoman Jan Rodusky

**PRESENTATION OF 10 YEAR SERVICE AWARD TO VICTOR GARZA**

**PRESENTATION OF 10 YEAR SERVICE AWARD TO LONNIE PENDERGRASS**

**REPORTS**

**PETITIONS**

**STATEMENTS FROM THE PUBLIC ON NON AGENDA ITEMS AND/OR CONSENT AGENDA ITEMS**

**CONSENT AGENDA**

1. Approval of the minutes of the Council Regular Meeting of November 16, 2017. (Village Clerk)
2. Approval of a Seasonal Vendor Permit application by Costco Wholesale to sell Christmas trees from December 8, 2017 through December 18, 2017 from 10:00 a.m. until 8:30 p.m. located at 11001 Southern Boulevard. (P & Z Director)

**REGULAR AGENDA - START TIME 7:00 P.M.**

1. Public hearing to consider Variance Application 17-0008 (ZVAR), an application by Robert Dunker, and Variance Order VC-17-03, the applicant is requesting a Variance from Section 26-57 (B) (1) A; to allow for a shed with a rear setback of two feet in lieu of the required 10 foot rear setback and a side setback of 1.9 feet in lieu of the 8.5 foot side setback as required by code, for a property located at 1072 Grandview Circle. \* (P & Z Director)

2. Public hearing to consider Variance Application 17-0039 (PVAR), an application by Cotleur & Hearing, and Variance Order VC-17-06, to provide for a variance to allow 21 percent of the required parking spaces to be located in the rear of the building where Village Code only permits 10 percent of the required parking to be located at the rear of the building as established in Section 23-49 (B) (6) *Parking in rear of building.* \*(P & Z Director)
3. Public hearing to consider Variance Application 17-0040 (ZVAR) an application by Cotleur & Hearing and approval of Variance Order VC-17-05, the applicant is seeking a variance to the parking requirements to allow a five (5) parking space reduction in the required number of parking spaces as established in Section 26-60 (7) of the Village Code. \* (P & Z Director)
4. Public hearing to consider Variance Application 17-0041 (ZVAR), an application by Cotleur & Hearing, and Variance Order VC-17-08, to provide for a variance to allow a wall height of 13 feet where Village Code only permits a maximum wall height of six (6) feet, as established in Section 9-5 *Maximum Height.* \* (P & Z Director)
5. Public hearing to consider Application 17-0018 (SP, SE, AAR) an application by Cotleur & Hearing. and Resolution 17-21 confirming Council action. The applicant is seeking Site Plan, Special Exception use and Architectural approval for a 75,606 square foot, 114 bed senior housing facility located at 10651 Okeechobee Boulevard. Agent: Donaldson Hearing of Cotleur & Hearing. \* (P & Z Director)
6. Public hearing to consider Application No. 17-0059, and approval of Resolution 17-33 confirming Council action. The applicant is seeking to abandon a fifty (50) foot drainage easement located along Tract B within the Plat of La Mancha. (Village Engineer)
7. Adoption of Resolution 17-36, a resolution of the Village Council of the Village of Royal Palm Beach, Florida, releasing and vacating that certain dedication of an  $6.48 \pm$  acre parcel of land "For public purposes as determined by the Village" pursuant to the Plat for "La Mancha" recorded at Plat Book 29, Page 165 of the public records of Palm Beach County, Florida; providing an effective date; and for other purposes. (Village Manager)
8. Public hearing to consider Application 17-0026 (PP) an application by Cotleur & Hearing and adoption of Resolution 17-23 confirming Council action. The applicant is seeking Preliminary Plat approval for a 13.80 acre parcel of land located at 10651 Okeechobee Boulevard. Agent: Donaldson Hearing of Cotleur & Hearing. (P & Z Director)
9. Public hearing to consider Application 17-0025 (FP) an application by Cotleur & Hearing and adoption of Resolution 17-22 confirming Council action. The applicant is seeking Final Plat approval for a 13.80 acre parcel of land located at 10651 Okeechobee Boulevard. Agent: Donaldson Hearing of Cotleur & Hearing. (P & Z Director)
10. Adoption of Resolution 17-35, a resolution of the Village Council of the Village of Royal Palm Beach, Florida, designating and approving the development of a Senior Housing Facility on a  $5.45 \pm$  acre parcel of Village-owned property as a civic use and a public purpose in accordance with that certain restrictive note

contained on the "Portosol" Plat at Plat Book 110, Pages 37-48 of the Public Records of Palm Beach County, Florida, as amended at Official Records Book 27564, Pages 941-944 of the public records of Palm Beach County, Florida, providing an effective date; and for other purposes. (Village Manager)

11. Adoption of Third Amendment to and Assignment of Agreement for the purchase and sale of 11.93 ± acres of Village-owned property to Royal Palm Beach SLP, LLC (Formerly Hunt Midwest Real Estate Development, Inc.) Village Manager)
12. Adoption of Resolution 17-34, A resolution of the Village Council of the Village of Royal Palm Beach, Florida, approving the sale of 11.93 ± acres of Village – owned property to Hunt Midwest Real Estate Development, Inc. pursuant to Section 2-3 of the Village Code of Ordinances and pursuant to the agreement for the Purchase and Sale of Real Property dated April 14, 2017, as amended; providing an effective date; and for other purposes. (Village Manager)
13. An Ordinance of the Village Council of the Village of Royal Palm Beach, Florida, amending the Charter of the Village of Royal Palm Beach at Article II. Territorial Boundaries. in order to revise the corporate limits of the Village of Royal Palm Beach to include multiple parcels of real property that were annexed into the Village, which total approximately 659.552 ± acres more or less. (Village Engineer)
14. Public hearing to approve Resolution 17-37, a resolution of the Village Council of the Village of Royal Palm Beach, to adopt the program for Public Information (PPI) Document, the Flood Insurance Promotion Plan (contained within the PPI document), and the Flood Response Preparation Plan. (Village Engineer)

## **ADJOURNMENT**

### **\*Indicates Quasi-Judicial Hearing**

## **ATTACHMENT – Minutes of the Planning and Zoning Commission Meeting**

If a person decides to appeal any decision made by this group with respect to any matter considered at this meeting or hearing, he or she will need to insure that a verbatim record of the proceedings is made, which record should include the testimony and evidence upon which the appeal is to be based. The Village of Royal Palm Beach does not provide such a record.

In accordance with the provisions of the American With Disabilities Act (ADA), this document can be made available in an alternative 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, FL 33411. (561) 790-5100

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