

**CITY OF POMPANO BEACH, FLORIDA  
NOTICE OF PUBLIC HEARING  
P&Z # 21-17000011**

**YOU ARE HEREBY NOTIFIED** of a Petition by **2300 W SAMPLE RD LLC** (“Applicant Landowner”), before the ZONING BOARD OF APPEALS of the City of Pompano Beach, Florida, on January 20, 2022, at 6:00 P.M. **The public meeting will occur in a remote format.** Information for participation will be made available on the City’s website alongside the Zoning Board of Appeals agenda. The Applicant Landowner is requesting **SPECIAL EXCEPTION** approval as required by Section 155.4209(B)(1) [Districts Where Permitted] of the City’s Zoning Code in order to utilize a portion of an existing building (Zoning District: B-3) as a dialysis center which is considered a Specialty Medical Facility.

The property in this Public Hearing is as follows:

A portion of the HIATT ACRES III, according to the plot thereof, as recorded in the Plat Book 104, page 35, of the public records of Broward County, Florida being more particularly described as follows: The North 313.40 feet of Parcel “A” HIATT ACRES III, as measured at right angles to the North boundary line thereof.

ADDRESS: 2300 W Sample Road  
ZONED: General Business (B-3)  
FOLIO(S): 4842 21 04 0020

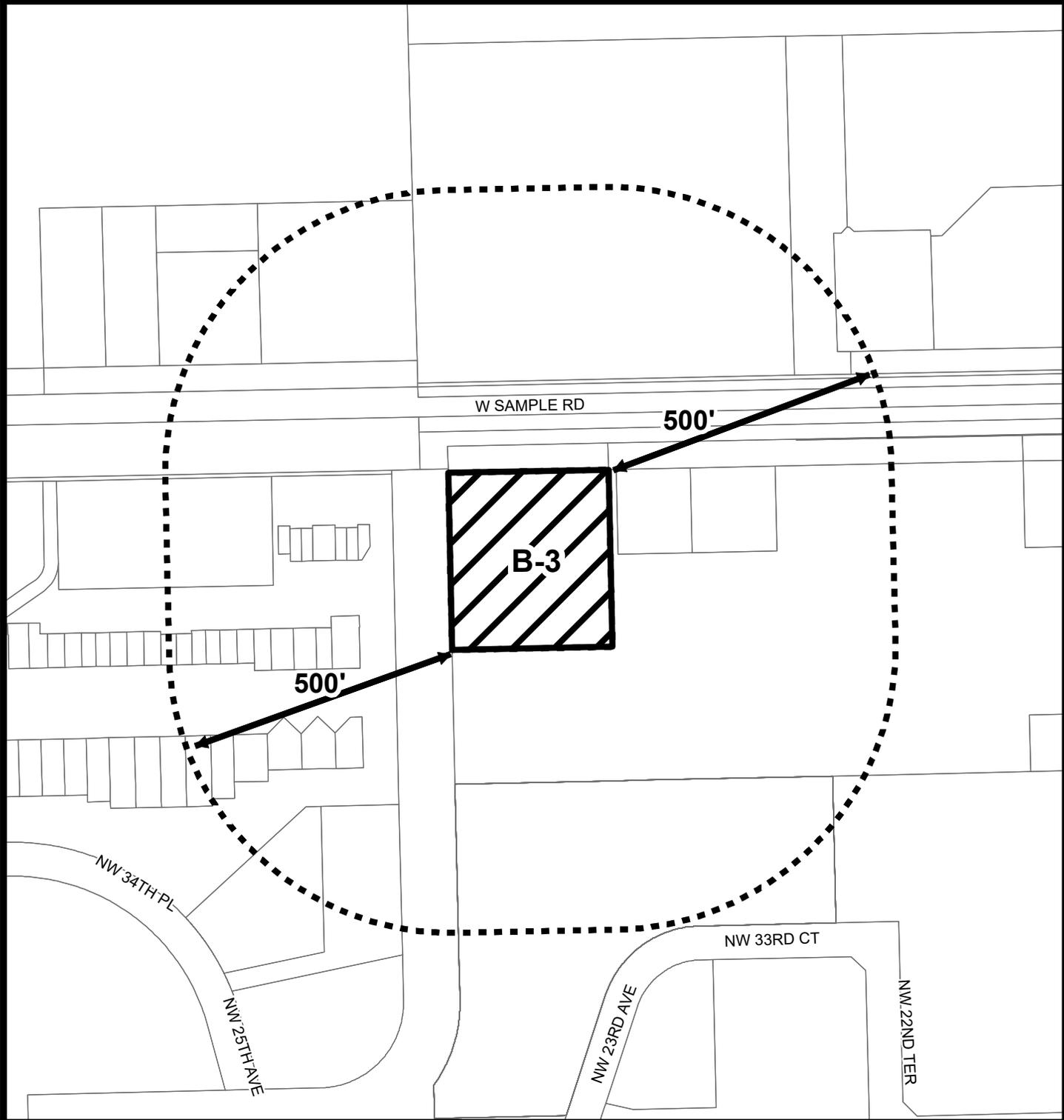
You may either be present in person at the hearing of this Appeal, represented by counsel or letter. All interested persons take due notice of the time and place of the hearing of this Appeal and govern yourselves accordingly. Any person requiring auxiliary aids and services at this meeting may contact the City Clerk’s Office at (954) 786-4611 at least 24 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1800-955-8770 or 1-800-955-8771. Any person who decides to appeal any decision of the Zoning Board of Appeals with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

All correspondence to the Zoning Board of Appeals relative to this matter may be emailed to [zoning@copbfl.com](mailto:zoning@copbfl.com) or mailed to P.O. Drawer 1300, Pompano Beach, Florida 33061. The original application and documentation may be viewed at the Planning & Zoning Division located at 100 W. Atlantic Boulevard, Pompano Beach, FL 33060. The original application and documentation may be viewed by contacting [zoning@copbfl.com](mailto:zoning@copbfl.com) or 954-786-4667 or [pompanobeachfl.gov/meetings](http://pompanobeachfl.gov/meetings) one week prior to the meeting date.

CITY OF POMPANO BEACH, FLORIDA  
BY: Daniel H. Yaffe, Chairman  
Zoning Board of Appeals

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1/14/2022

# CITY OF POMPANO BEACH 500' RADIUS MAP



**SPECIAL  
EXCEPTION**

11/30/2021

**2300 W SAMPLE RD LLC**  
**2300 W SAMPLE RD**

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1 in = 250 ft

PREPARED BY:  
DEPARTMENT OF  
DEVELOPMENT SERVICES

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