

CITY OF POMPANO BEACH, FLORIDA

NOTICE OF PUBLIC HEARING

P&Z # 20-11000016

YOU ARE HEREBY NOTIFIED of a Petition by **Prime Realty Capital and LGL Realty** ("Applicant Landowner"), before the ZONING BOARD OF APPEALS of the City of Pompano Beach, Florida, on December 17, 2020, at 5:00 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 **VARIANCES** from the following provisions:

1. Section 155.5603(C) [Industrial Design Standards], of the Pompano Beach Zoning Code, in order to allow metals processing to be conducted outside rather than in an enclosed building as required by code.
2. Section 155.5203(D)(4) [Vehicular Use Area Landscaping (VUA)], of the Pompano Beach Zoning Code, in order to provide planting material for the 15% internal VUA landscaping requirements elsewhere onsite, rather than in required locations.
3. Section 155.5203(F)(3) [Required Buffer Types and Standards], of the Pompano Beach Zoning Code, in order to modify the Type C Option 1 Buffer requirements by: moving all trees to the exterior of the wall (rather than providing 1 canopy tree per 30 feet on the interior side of the wall); providing a picket fence along portions of the wall (rather than providing an opaque masonry wall at least 8 feet high along all portions); and eliminating continuous hedge requirements.
4. Section 155.5203(B)(2)(j) [Protection from Vehicular Damage] of the Pompano Beach Zoning Code in order to omit curbing along certain loading and vehicular use areas adjacent to retention area and install a safety railing rather than provide continuous curbing as required by code.

The property in this Public Hearing is as follows (abbreviated Legal Description):

POMPANO MANOR 22-14 B LOT 6 & W 15 OF PT OF VAC'D NW 22 AVE LYING E OF & ADJ TO LOT 6 & LOT 7 LESS S 15 FOR R/W BLK 6 TOGETHER WITH THAT PT OF NW 15 CT LYING N OF & ADJ TO LOT 5 IN BLK 9; POMPANO MANOR 22-14 B LOT 4 LESS N 15 BLK 6; POMPANO MANOR 22-14 B LOT 8 BLK 6 LESS S 15

AKA: 2240 NW 16th St; 2241 NW 15th Ct; 2281 NW 15th Ct

ZONED: Special Industrial (I-1X)

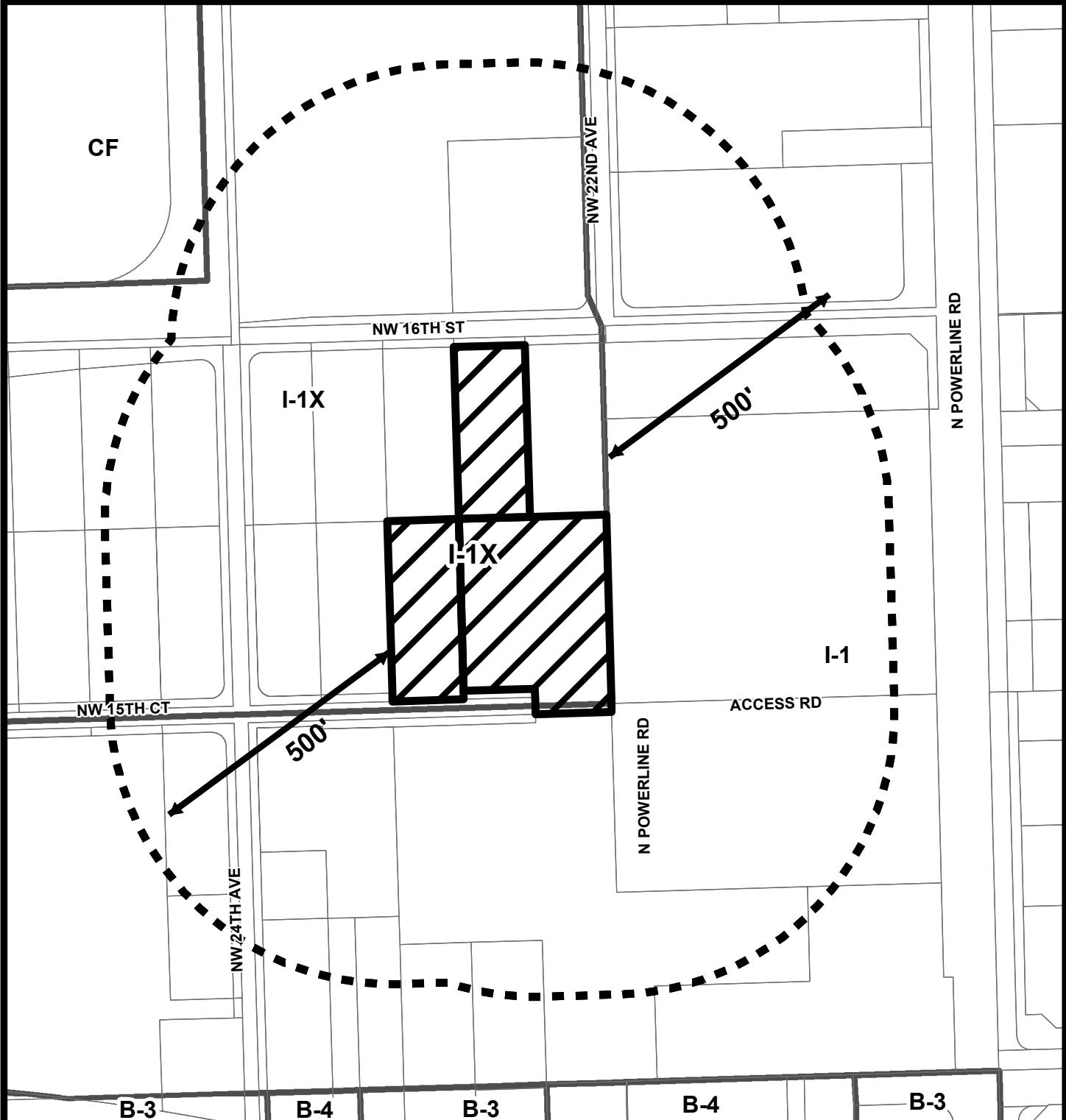
FOLIOS: 4842 28 01 0289; 4842 28 01 0284; 4842 28 01 0290

All interested persons are urged to attend the Public Hearing electronically on the day of meeting as directed on the City's website, or express their views by letter. 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 1-800-955-8770 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 or mailed to P.O. Drawer 1300, Pompano Beach, Florida 33061. The original application and documentation may be viewed by contacting zoning@copbfl.com or 954-786-4667.

CITY OF POMPANO BEACH, FLORIDA

BY: Daniel H. Yaffe, Chairman
Zoning Board of Appeals

CITY OF POMPANO BEACH 500' RADIUS MAP



**SPECIAL
EXCEPTION**

PRIME REALTY CAPITAL LGL REALTY
2240 NW 16th STREET
2241 NW 15th COURT
2281 NW 15th COURT

12/3/2020

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1 in = 250 ft

PREPARED BY:
DEPARTMENT OF
DEVELOPMENT SERVICES

McCPar