

THE ZONING BOARD OF APPEALS  
CITY OF POMPANO BEACH, FLORIDA

Date: August 22, 2022  
Landowner: Pompano Realty USA LLC  
Case No.: 22-17000006  
Address: 279 SW 26 Avenue  
Zoned: Community Business (B-2)  
Folio(s): 4842 26 00 0500

**Legal Description:**

PALM-AIRE MARKETPLACE 164-35 B TRACT E LESS POR DESC AS:COMM SE COR GOV LOT OF SEC 4;W 67.01;NE 1104.61;NLY 34.04 TO POB,CONT NLY 102.80 TO P/T;NE 97.35;NW 207.15;SW 200;SE 200 TO POB K/A RESERVE PARCEL A

**REQUEST:**

The Applicant Landowner is requesting SPECIAL EXCEPTION approval as required by Section 155.4222(L)(1) [Districts Where Permitted] of the Pompano Beach Zoning Code in order to utilize the subject property (Zoning District: B-2) for a Local Liquor or Package Store.

\* \* \* \* \*

**ORDER**

**WHEREAS**, upon presentation of the Applicant's request for a Special Exception at the public hearing before the Zoning Board of Appeals ("Board"), and upon review and consideration of all testimony, evidence and argument presented at the hearing, the Board finds that competent substantial evidence was presented to satisfy the review standards for granting Special Exception pursuant to the City of Pompano Beach Zoning Code.

THEREFORE, the Applicant's request for the above Special Exception is GRANTED, conditioned on the applicant fulfilling the following:

1. Obtain all necessary governmental permits and approvals including Zoning Use Certificate and Business Tax Receipt.

This matter was heard before the Zoning Board of Appeals, and the Board pronounced its decision on August 18, 2022.


DocuSigned by:



Daniel Yaffe, Chairman, Zoning Board of Appeals

Filed with Development Services Department this 22 day of August, 2022

DocuSigned by:



Martha Lawson, Head Secretary Development Services