



City of Pompano Beach Planning and Zoning Board

Commission Chambers
100 West Atlantic Blvd.
Pompano Beach, FL
33060

Agenda

Wednesday, November 16, 2022

6:00 PM

A. CALL TO ORDER

B. ROLL CALL

C. MOMENT OF SILENCE

D. APPROVAL OF THE MINUTES

*Approval of the Minutes from the October 12, 2022 Meeting and
Approval of the Minutes from the October 26, 2022*

E. INDIVIDUALS TESTIFYING PLACED UNDER OATH

F. NEW BUSINESS

1. [LN-285](#)

NEW ADVENTURES PLAT

Request:	Plat
P&Z#	22-14000004
Owner:	New Adventure Group LLC
Project Location:	344 NW 6 ST
Folio Number:	484235020100
Land Use Designation:	DPTOC (Downtown Pompano Transit Oriented Corridor)
Zoning District:	TO-DPOD (Transit Oriented - Downtown Pompano Overlay District)
Commission District:	4 (Beverly Perkins)
Agent:	Lucas Cusnir (786-444-7469)
Project Planner:	Maggie Barszewski (954-786-5561 / maggie.barszewski@copbfl.com)

2. [LN-289](#) LEASEFLORIDA PLAT

Request: Plat
P&Z# 22-14000006
Owner: 499 Ocean Blvd LLC
Project Location: 499 N. Ocean Blvd
Folio Number: 484331080070; 484331000081
Land Use Designation: H (High 25-46 DU/AC)
Zoning District: RM-45/HR (Multi-Family Residences 45/ High Rises)
Commission District: 1 (Andrea McGee)
Agent: Elizabeth Tsouroukdissian (954-572-1777)
Project Planner: Maggie Barszewski (954-786-7921 /
maggie.barszewski@copbfl.com)

3. [LN-363](#) GATEWAY LUXURY APARTMENTS EASEMENT ABANDONMENT

Request: Easement Abandonment
P&Z# 22-27000007
Owner: US Gateway Investments LLC
Project Location: 950 N Powerline Rd
Folio Number: 484234480010
Land Use Designation: Commercial
Zoning District: B-3 (General Commercial)
Commission District: 4 (Beverly Perkins)
Agent: Tiffany Crump (954-788-3400)
Project Planner: Maggie Barszewski (954-786-7921 /
maggie.barszewski@copbfl.com)

4. [LN-362](#) GATEWAY LUXURY APARTMENTS SITE PLAN

Request: Major Site Plan for the Construction of 128 Units
P&Z# 22-12000008
Owner: US Gateway Investments LLC
Project Location: 950 N Powerline Rd
Folio Number: 484234480010
Land Use Designation: Commercial
Zoning District: B-3 (General Business)
Commission District: 4 (Beverly Perkins)
Agent: Tiffany Crump (954-788-3400)
Project Planner: Lauren Gratzner (954-545-7792 /
lauren.gratzner@copbfl.com)

5. [LN-321](#) **POMPANO BEACH AIRPARK PARCEL Y DEVELOPMENT**

Request: Major Site Plan for Construction of 12 New Aircraft Hangers within 6 New Buildings
P&Z# 22-12000020
Owner: City of Pompano Beach
Project Location: 1550 NE 5 Avenue
Folio Number: 484236250010
Land Use Designation: Transportation
Zoning District: T (Transportation)
Commission District: 2 (Rhonda Eaton)
Agent: Wayne Asbury (561-523-0643)
Project Planner: Lauren Gratzner (954-545-7792 / lauren.gratzner@copbfl.com)

6. [LN-341](#) **NW 31ST AVE LUPA**

Request: Local Land Use Plan Amendment from Commercial to Industrial
P&Z# 22-92000004
Owner: Pompano Beach Hospitality LLC
Project Location: 1201 NW 31 Ave
Folio Number: 484233280010; 484233000323; 484233000328
Land Use Designation: Commercial
Zoning District: B-3 (General Business)
Commission District: 5 (Cyndy Floyd)
Agent: John Rinaldi (954-788-3400)
Project Planner: Jean Dolan (954-786-4046 / jean.dolan@copbfl.com)

7. [LN-349](#) **NW 31ST AVE WAREHOUSES REZONING**

Request: Rezoning from B-3 & B-4 to I-1
P&Z# 22-13000011
Owner: Pompano Beach Hospitality LLC
Project Location: 1201 NW 31 Ave
Folio Number: 484233280010; 484233000323; 484233000328
Land Use Designation: C (Commercial)
Zoning District: B-3 (General Commercial)
Commission District: 5 (Cyndy Floyd)
Agent: Jonathan Cady (jcady@keithteam.com)
Project Planner: Jean Dolan (954-786-4045 / jean.dolan@copbfl.com)

F. AUDIENCE TO BE HEARD

G. OTHER BUSINESS

1. REPORTS BY STAFF
2. BOARD MEMBERS DISCUSSION

H. ADJOURNMENT

NOTE: Any person who decides to appeal any decision of this BOARD/COMMITTEE with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.