



SM

CITY OF

POMPANO BEACH

FLORIDA

**CITY HALL OFFICES:**

100 W. Atlantic Boulevard  
Pompano Beach, Florida  
PHONE: (954) 786-4662

*Visit Our Website At:*  
*<http://www.mypompanobeach.org>*

**MAILING ADDRESS:**

City of Pompano Beach  
P.O. Box 1300  
Pompano Beach, FL 33061

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PLANNING AND ZONING BOARD/LOCAL  
PLANNING AGENCY

January 23, 2008  
Wednesday

City Commission Chambers

**7:00 P.M.**

**A G E N D A**

A. Call to order by the Chairman of the Board, Mr. George Fivek.

**B. ROLL CALL:**

George Fivek  
Jim Krinsky  
Michael Horan  
Jim Beeson  
Ben Miller  
Jerry Mills  
Dean Bowman

**C. APPROVAL OF THE MINUTES:**

Meeting of November 28, 2007

Meeting of December 19, 2007

**D. INDIVIDUALS TESTIFYING PLACED UNDER OATH**

**E. PUBLIC HEARING**

**1. PUBLIC HEARING #08-06**

Consideration of the request by **YALE PROPERTIES COMMERCIAL, INC.** to rezone the following described property:

A parcel of land being a portion of Parcel "A", W.L.T. PLAT, according to the plat thereof as recorded in Plat Book 131, Page 34, of the public records of Broward County, Florida, being more particularly described as follows:

Commence at the Northwest corner of said Parcel "A", thence along the North line of said Parcel "A", North 89° 59' 15" East, 192.56 feet; thence continue along said line South 83° 10' 11" East, 100.72 feet; thence continue along said line North 89° 59' 15" East, 28.19 feet to the Point of Beginning; thence continue along said line North 89° 59' 15" East, 649.44 feet; thence South 00° 16' 48" West, 250.24 feet; thence North 89° 58' 23" East, 10.00 feet, thence South 00° 16' 48" West, 25.00 feet; thence South 89° 58' 23" West, 309.29 feet; thence North 00° 16' 48" East, 200.32 feet; thence South 89° 59' 15" West, 350.14 feet; thence North 00° 16' 48" East, 75.00 feet to the Point of Beginning, containing 2.5001 acres, more or less.

FROM: B-3 and I-1 (General Business District and General Industrial District)

TO: B-4 (Heavy Business District)

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**F. ABANDONMENT REQUEST**

**2. GRADY AND SADIE SINGLETON LIMITED PARTNERSHIP, LTD. AND PUBLIX SUPER MARKETS, INC.**

Consideration of the request by the above entities to abandon that certain 10 foot utility easement lying south of Lot 19, of the Resubdivision of Block 18, PINEHURST, according to the plat thereof as recorded in Plat Book 36, Page 34, of the public records of Broward County, Florida.

\* \* \* \* \*

**G. PROPOSED PLATS**

**3. POMPANO CREEK PLAT**

Consideration of the proposed plat submitted by **EDWARD P. PLOSKI**, located on the following described property:

Parcel 1:

That part of Section 18, Township 48 South, Range 43 East, Broward County, Florida, described as follows:

Beginning at the Northwest corner of the East one-half of the Northwest one-quarter of the Southeast one-quarter of the Northwest one-quarter of said section, run South 00° 38' 00" East, along the West line of the East one-half of the Northwest one-quarter of the Southeast one-quarter of the Northwest one-quarter of said section, a distance of 293.1 feet to a point; thence North 89° 11' 10" East, a distance of 648.45 feet to an intersection with the Westerly right of way line of State Road No. 5 (Federal Highway); thence North 07° 15' 30" East, along said right of way, a distance of 296.45 feet to an intersection with the North line of the Southeast one-quarter of the Northwest one-quarter of said section; thence South 89° 11' 10" West, along aforesaid line, a distance of 689.07 feet to the Point of Beginning; all bearings being referred to the true meridian and said lands situate, lying and being in Broward County, Florida, together with:

Parcel 2:

The Northerly 200 feet measured along Federal Highway of the following described tract:

That part of the East three-quarters of the Southeast one-quarter of the Northwest one-quarter of Section 18, Township 48 South, Range 43 East, Broward County, Florida, as described as follows:

Commencing at the Southwest corner of the East one-half of the West one-half of the Southeast one-quarter of the Northwest one-quarter of said section ; thence run North 00° 38' 00" West, along the West line of the East one-half of the West one-half of the Southeast one-quarter of the Northwest one-quarter of said section, a distance of 485.00 feet to the Point of Beginning of the parcel herein described; thence continuing North 00° 38' 00" West, along the aforesaid line a distance of 547.56 feet to a point; thence North 89° 11' 10" East, a distance of 648.45 feet to an intersection with the Westerly right of way line of Federal Highway as now located and established; thence South 07° 15' 30" West, along said right of way line a distance of 553.96 feet to a point; thence South 89° 18' 30"

West, a distance of 572.10 feet to the Point of Beginning; together with:

Parcel 3:

That part of the East three-quarters of the Southeast one-quarter of the Northwest one-quarter of Section 18, Township 48 South, Range 43 East, Broward County, Florida, described as follows:

Commencing at the Southwest corner of the East one-half of the West one-half of the Southeast one-quarter of the Northwest one-quarter of said section; thence running North 00° 38' 00" West, along the West line of the East one-half of the West one-half of the Southeast one-quarter of the Northwest one-quarter of said section, a distance of 485.00 feet to a point; thence North 89° 18' 30" East, a distance of 572.10 feet to an intersection with the Westerly right of way line of Federal Highway as now located and constructed; thence North along said Westerly right of way line of Federal Highway a distance of 353.96 feet to a point, for a Point of Beginning of property herein conveyed which Point of Beginning is the Southeast corner of the property heretofore conveyed to James A. Smith and Catherina Smith, his wife, by deed recorded in Deed Book 778, Page 614 (recorded in Official Records Book 1029, at Page 291-292) of the public records of Broward County, Florida; thence West and parallel with the North boundary line of the tract heretofore conveyed to James A. Smith and Catherine Smith to an intersection with the West line of the East one-half of the West one-half of the Southeast one-quarter of the Northwest one-quarter of said section; thence South 00° 38' 00" East, to a point on the West line of the East one-half of the West one-half of the Southeast one-quarter of the Northwest one-quarter of said section which is due West of a point 115 feet Southerly of the Point of Beginning of the tract herein conveyed, measured from that Point of Beginning along the West right of way boundary line of Federal Highway, as it has been constructed and now exists; thence East and parallel with the North boundary line of said tract heretofore conveyed to James a. Smith and Catherine Smith, to an intersection with the Westerly right of way line of Federal Highway, as now located and constructed; thence Northerly 115 feet along the west right of way line of Federal Highway, as now located and constructed, to the Point of Beginning.

AKA: Parcel of land lying South of N.E. 49th Street, north of Sample Road, east of Dixie Highway and immediately west of Federal Highway.

ZONED: RM-45

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4. **PARK CENTER GROUP PLAT**

Consideration of the proposed plat submitted by **GERALD MC LAUGHLIN** located on the following described property:

Portions of Sections 2 and 3, Township 49 South, Range 42 East, more fully described as follows:

Beginning at the Northwest corner of the Southwest one-quarter of said Section 2; thence North 89° 30' 51" East, along the North line of said Southwest one-quarter of Section 2, a distance of 326.32 feet to a point on the West right of way line of North Andrews Avenue (S.W. 12th Avenue); thence South 04° 02' 24" East, along said right of way line (103 foot right of way), a distance of 550.03 feet; thence South 86° 30' 51" West, along a line 550 feet South of (as measured at right angles) and parallel to the aid North line of the Southwest one-quarter of Section 2, a distance of 348.39 feet; thence due West along a line 550 feet South of (as measured at right angles) and parallel to the North line of the Southeast one-quarter of said Section 3, a distance of 221.35 feet to the Southeast corner of Parcel "B", LAMONT PLAT, according to the plat thereof as recorded in Plat Book 172, Page 132, of the public records of Broward County, Florida; thence North 03° 17' 00" West, on the East line of said Parcel "B", a distance of 74.27 feet; thence due North, a distance

of 475.85 feet; thence due East a distance of 208.87 feet to the Point of Beginning, containing 6.9988 acres, more or less.

AKA: Parcel of land south of S.W. 8th Street, north of McNab Road, east of the Seaboard System Railroad and immediately west of North Andrews Avenue Extension.

ZONED: I-1

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H. **AUDIENCE TO BE HEARD**

I. **BOARD MEMBERS DISCUSSION**

J. **REPORTS BY STAFF**

K. **ADJOURNMENT**

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Linda R. Hora  
Advisory Board Secretary  
1.15.08

Any person who decides to appeal any decision of the **PLANNING AND ZONING BOARD/LOCAL PLANNING AGENCY** 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.