

**TOWN OF JUPITER
PLANNING & ZONING COMMISSION AGENDA
REGULAR MEETING
TOWN COUNCIL CHAMBERS
May 14, 2024
7 p.m.**

The Planning and Zoning Commission (PZC) also acts as the Local Planning Agency (LPA) and the Zoning Board of Adjustments (ZBA).

NOTE: Those who wish to speak before the Commission must submit a green comment card to the secretary. Each comment is limited to three minutes. Speakers are asked to approach the podium when called. Please state name and address for the record prior to addressing the Commission.

1. CALL TO ORDER:

2. ROLL CALL

Chair Kevin Kirn	<input type="checkbox"/>	Town Attorney, Thomas Baird, Esq.	<input type="checkbox"/>
Vice Chair Richard Dunning	<input type="checkbox"/>	Director of Planning and Zoning,	
Comm. Michael Cassatly	<input type="checkbox"/>	John Sickler	<input type="checkbox"/>
Comm. Dan Guisinger	<input type="checkbox"/>	Asst. Director of Planning and Zoning,	
Comm. Beth Kelso	<input type="checkbox"/>	Stephanie Thoburn	<input type="checkbox"/>
Comm. David Thompson	<input type="checkbox"/>	Principal Planner, Garret Watson	<input type="checkbox"/>
Comm. Karen Vinson	<input type="checkbox"/>	Senior Planner, Peter Meyer	<input type="checkbox"/>
Comm. Paul Keenan (1 st Alt)	<input type="checkbox"/>	Planner, Thatcher Hart	<input type="checkbox"/>
Comm. Cynthia Blum (2 nd Alt)	<input type="checkbox"/>	Secretary, Vernisa Ayers	<input type="checkbox"/>

3. MINUTES

Motion to approve minutes from March 12, 2024 Regular Planning and Zoning Commission Meeting.

4. CITIZEN COMMENT

Non-agenda topic citizen comments will be noted by staff for follow-up, as appropriate. The Commission will not discuss these items at this meeting.

5. REGULAR AGENDA

Order of Business:

The normal order of business for hearings of agenda items is as follows:

- Declaration of ex-parte communications
- Swearing-in of witnesses
- Applicant presentation
- Staff presentation
- Commission questions Applicant and Staff
- Public to be heard – Three-minute limit per speaker
- Rebuttal or closing arguments for quasi-judicial items
- Motion on floor - Discussion only on the motion

- Call for the vote
- A. **OLD BUSINESS:** None
- B. **NEW BUSINESS:**
1. **Palmwood Residential Annexation, Future Land Use and Rezoning – APPLICANT REQUEST TO POSTPONE** – Applications for a 1.48+/- acre property located on the northwest corner of the intersection of East Frederick Small Road and Palmwood Road, to request a:
 - A. Voluntary Annexation;
 - B. Small Scale Future Land Use Map (FLUM) amendment from Palm Beach County Low Residential – 2 (LR-2) to Town of Jupiter Medium Density Residential; and
(Acting as the Local Planning Agency)
 - C. Zoning Map amendment from Palm Beach County Agricultural Residential (AR) zoning district to the Town of Jupiter Residential, Single-Family District (R-1).
(PZ# 24-5932/5933/5934) [\[Tab 1\]](#)
 2. **954 Old Dixie** – Site plan amendment application to delete Condition 5 of Resolution No. 20-21, requiring the construction of an off-site parking lot, associated with a previously approved two-story office building on the east side of Old Dixie Highway, on a 0.17± acre property, located at 954 N. Old Dixie Highway. (PZ 24-5923) [\[Tab 2\]](#)

Town Council consideration: June 18, 2024

STAFF UPDATE:

Planning and Zoning Director report on recent Town Council actions on Commission items.

ADJOURN

Motion to adjourn Planning and Zoning Commission Meeting.

The next regularly scheduled Planning and Zoning Commission Meeting is scheduled for **Tuesday, June 11, 2024.**

PLEASE TAKE NOTICE AND BE ADVISED that if any interested person desires to appeal any decisions made by the Planning and Zoning Commission with respect to any matter considered at these hearings, such interested person may need a verbatim record of the proceedings made, including the testimony and evidence presented at this hearing.