



**TOWN OF JUPITER
PLANNING & ZONING COMMISSION AGENDA
REGULAR MEETING
TOWN COUNCIL CHAMBERS
June 11, 2024
7:00 P.M.**

The Planning and Zoning Commission (PZC) also acts as the Local Planning Agency (LPA) and the Zoning Board of Adjustments (ZBA). Items for each body are noted in this agenda.

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.

CALL TO ORDER:

ROLL CALL

Chair Kevin Kirn	☐	Town Attorney, Thomas Baird, Esq.	☐
Vice Chair Richard Dunning	☐	Director of Planning and Zoning,	
Comm. Michael Cassatly	☐	John Sickler	☐
Comm. Dan Guisinger	☐	Asst. Director of Planning and Zoning,	
Comm. Beth Kelso	☐	Stephanie Thoburn	☐
Comm. David Thompson	☐	Garret Watson, Principal Planner	☐
Comm. Karen Vinson	☐	Secretary, Vernisa Ayers	☐
Comm. Paul Keenan (1 st Alternate)	☐		
Comm. Cynthia Blum (2 nd Alternate)	☐		

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.

MINUTES

Motion to approve minutes from May 14, 2024 Regular Planning and Zoning Commission Meeting.

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

REGULAR AGENDA

PUBLIC HEARING:

A. OLD BUSINESS:

1. **Palmwood Residential Annexation, Future Land Use and Rezoning – APPLICANT REQUEST TO POSTPONE TO JULY 9, 2024**
– 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)

Town Council consideration: August 20, 2024 (1st Reading)
September 17, 2024 (2nd Reading)

B. NEW BUSINESS:

1. **Cinquez Park Future Land Use Map (FLUM) Amendment** – Application to change the Future Land Use Designation from Recreation to Public / Institutional for a 3.0 acre portion at the southwest corner of the property at 2183 W Indiantown Road. (PZ 24-6052)
(Acting as the Local Planning Agency) [\[Tab 1\]](#)

Town Council consideration: June 18, 2024 (1st Reading)
July 16, 2024 (2nd Reading)

STAFF UPDATE:

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

ADJOURNMENT

Next Scheduled Planning & Zoning Commission Meeting – **Tuesday, July 9, 2024.**

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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.

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