

RESOLUTION NO. 2023-06

A RESOLUTION ADOPTED BY THE CITY COUNCIL OF THE CITY OF GREENACRES, FLORIDA, APPROVING THE PETITION FOR A SPECIAL EXCEPTION TO ALLOW A STANDALONE CAR WASH IN A COMMERCIAL INTENSIVE (CI) ZONING DISTRICT, LOCATED AT 4840 LAKE WORTH ROAD, AS REQUESTED BY THE PETITIONER, JOSH NICHOLS, AGENT FOR MINT ECO CAR WASH ACQUISITION CO., LLC; PROVIDING FOR REPEAL OF CONFLICTING RESOLUTIONS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Josh Nichols, hereafter “Petitioner”, as agent for the contractor purchaser, Mint Eco Car Wash Acquisition Co., LLC, has submitted a petition for a Special Exception approval to allow a standalone car wash to be located within a Commercial Intensive (CI) zoning district, located at 4840 Lake Worth Road, pursuant to Section 16-499, Commercial Intensive (CI) regulations of the Zoning Code; and

WHEREAS, the Petitioner presented this matter to the Development Review Committee of the City of Greenacres which provided comments to the Development and Neighborhood Department which, in turn, recommended approval of the Special Exception to allow for a Standalone Car Wash within a Commercial Intensive (CI) zoning district, with the conditions identified in the Development Review Committee Staff Report and Recommendation, Exhibit “A” dated December 29, 2022, as revised; and

WHEREAS, the Planning and Zoning Board of Appeals reviewed the petition in a public hearing on January 12, 2023, for compliance with the Special Exception Criteria as indicated by the Findings of Fact contained in the Development Review Committee Staff Report and Recommendation and has found that the project is in compliance with said criteria; and

WHEREAS, the Planning and Zoning Board of Appeals made a recommendation on the petition to the City Council for approval; and

WHEREAS, this matter has been presented to the City Council for final approval, and the Council has voted to approve the Special Exception to allow for a Standalone Car Wash within a Commercial Intensive (CI) zoning district subject to the conditions stipulated in the Development Review Committee Report.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GREENACRES, FLORIDA, THAT:

SECTION 1. The Petition, SE-22-03, a Special Exception to allow for a Standalone Car Wash within a Commercial Intensive (CI) zoning district, is hereby approved.

SECTION 2. The approval of Petition SE-22-03 is subject to all conditions contained in the Development Review Committee Staff Report and Recommendation, Exhibit "A", dated December 29, 2022, as revised (attached).

SECTION 3. All resolutions in conflict herewith are hereby repealed.

SECTION 4. This resolution shall be effective upon its adoption subject to the conditions of Petition SE 22-03 and SP 22-04.

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RESOLVED AND ADOPTED this 6th day of March, 2023

Joel Flores, Mayor

Attest:

Quintella Moorer, City Clerk

John Tharp, Deputy Mayor

Voted:

Peter Noble, Council Member, *District II*

Voted:

Judith Dugo, Council Member, *District III*

Voted:

Susy Diaz, Council Member, *District IV*

Voted:

Paula Bousquet, Council Member, *District V*

Voted:

Approved as to Form and Legal Sufficiency:

Glen J. Torcivia, City Attorney