



Notification of Public Meetings

4/18/2024

Dear Property Owner:

You are receiving this notice of public meetings because you are the legal owner of record for property that is located within 300 feet of the subject property discussed in this correspondence. The public meetings listed herein are being held to hear the applications described below the AGENDA ITEM portion of this letter.

Should you wish to attend the meetings or comment on the application please take note of the date, time, and the instructions for attending and commenting detailed below. If you do not wish to attend the meetings and do not have any comments, you may disregard this notice.

PUBLIC NOTICE **TOWN OF LAKE PARK** **NOTICE OF PUBLIC HEARING AND QUASI-JUDICIAL PUBLIC HEARINGS**

BE ADVISED THE PLANNING AND ZONING BOARD OF THE TOWN OF LAKE PARK AND THE PLANNING COMMISSION OF THE VILLAGE OF NORTH PALM BEACH WILL CONDUCT A JOINT, SPECIAL CALL QUASI-JUDICIAL PUBLIC HEARING ON THURSDAY, MAY 2, 2024 AT 6:30 OR AS SOON THEREAFTER AS CAN BE HEARD TO CONSIDER THE FOLLOWING ITEMS:

- SITE PLAN APPLICATION (FURTHER DESCRIBED BELOW) – (FOR JOINT ACTION BY BOTH BOARDS)**
- VARIANCE APPLICATION (RELATED TO SITE PLAN) FOR PARCELS 36-43-42-21-32-010-0000 AND 36-43-42-21-32-009-0000 FROM BUILDING FRONTAGE REQUIREMENTS DUE TO UTILITY EASEMENT CONFLICTS. (FOR ACTION BY THE TOWN’S BOARD ONLY)**

THE APPLICATIONS ARE BEING BROUGHT FORWARD BY NORTHLAKE PROMENADGE SHOPPES (PROPERTY OWNER AND APPLICANT). A QUORUM OF THE PLANNING & ZONING BOARD OF THE TOWN OF LAKE PARK, FLORIDA WILL CONVENE AND PUBLIC PARTICIPATION WILL OCCUR IN-PERSON AT TOWN HALL.

THE TOWN COMMISSION WILL ALSO CONDUCT A QUASI-JUDICIAL MEETING AT 535 PARK AVENUE, LAKE PARK, TO CONSIDER THE SITE PLAN APPLICATION ON WEDNESDAY, JUNE 5, 2024 AT 6:30PM, OR AS SOON THEREAFTER AS CAN BE HEARD. (TENATIVE DATE, PLEASE MONITOR WWW.LAKEPARKFLORIDA.GOV FOR ANY CHANGES). A QUORUM OF THE TOWN COMMISSION OF THE TOWN OF LAKE PARK, FLORIDA WILL CONVENE AND PUBLIC PARTICIPATION WILL OCCUR IN-PERSON AT TOWN HALL.

AGENDA ITEM

On behalf of Northlake Promenade Shoppes LLC (“Property Owner” and “Applicant”), McKenna West of Cotleur & Hearing (“Agent”) is requesting site plan approval for a seven-story, 279 unit multifamily apartment complex. The proposed development is consistent with the Town of Lake Park’s adopted regulations for the C-3 Twin Cities Mixed Use District.

The Subject Property is located south of Northlake Boulevard in the Town of Lake Park as denoted in the location map. It is comprised of the following parcels, which total 9.05 acres:

- Parcel 1 – PCN: 36-43-42-21-32-010-0000
- Parcel 2 – PCN: 36-43-42-21-32-009-0000

PUBLIC HEARINGS

MEETING: **JOINT SPECIAL CALL PLANNING AND ZONING BOARD & VILLAGE PLANNING COMMISSION (QUASI-JUDICIAL AND REGULAR)**

LOCATION: **535 PARK AVENUE, LAKE PARK, FL. 33403.**

DATE: **THURSDAY, MAY 2, 2024**

TIME: **6:30 P.M., OR AS SOON THEREAFTER AS CAN BE HEARD**

MEETING: **TOWN COMMISSION (QUASI-JUDICIAL) – TENTATIVE, MAY CHANGE (SEE TOWN WEBSITE)**

LOCATION: **535 PARK AVENUE, LAKE PARK, FL. 33403.**

DATE: **WEDNESDAY, JUNE 5, 2024**

TIME: **6:30 P.M. , OR AS SOON THEREAFTER AS CAN BE HEARD**

LOCATION MAP



Records related to this item may be inspected by contacting the Community Development Department at 561-881-3320, or by emailing Anders Viane at aviane@lakeparkflorida.gov. If a person decides to appeal any decision made by the Planning and Zoning Board or Town Commission with respect to any hearing, they 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. For additional information, please contact Vivian Mendez, Town Clerk at 561-881-3311.