



Town of Lake Park, Florida

Planning and Zoning Board Meeting Minutes

Monday, August 3, 2026 at 6:30 PM

535 Park Avenue Lake Park, Florida

Richard Ahrens	—	Chair
Jon Buechele	—	Vice Chair
Evelyn Harris Clark	—	Regular Member
Karen Lau	—	Regular Member
Patricia Leduc	—	Regular Member

PLEASE TAKE NOTICE AND BE ADVISED, that if any interested person desires to appeal any decision of the Planning & Zoning Board, with respect to any matter considered at this meeting, such interested person 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. Persons with disabilities requiring accommodations in order to participate in the meeting should contact the Town Clerk's office by calling 881-3311 at least 48 hours in advance to request accommodations.

CALL TO ORDER

6:30 P.M

ROLL CALL

PRESENT

Chair Richard Ahrens

Vice Chair Jon Buechele

Board Member Evelyn Harris Clark

Board Member Karen Lau

Board Member Patricia Leduc

PLEDGE OF ALLEGIANCE

Chair Richard Ahrens

APPROVAL OF AGENDA: Motion made by Board Member Leduc, Seconded by Vice- Chair Buechele

Voting Yea: Chair Ahrens, Vice Chair Buechele, Board Member Harris Clark, Board Member Lau, Board Member Leduc

APPROVAL OF MINUTES:

P & Z Meeting Minute

Motion made by Board Member Leduc, Seconded by Board Member Harris Clark.

Voting Yea: Chair Ahrens, Vice Chair Buechele, Board Member Harris Clark, Board Member Lau, Board Member Leduc

PUBLIC COMMENTS ON AGENDA ITEMS:

Any person wishing to speak on an agenda item is asked to complete a Public Comment Card located on either side of the Commission Chambers, and provide it to the Recording Secretary. Cards must be submitted before the agenda item is discussed.

There were (4) comments from current residents of Lake Park. Katia Zhestkova, Michael Steinhanded, and Dianne Sophinaos, which all had concerns of the Historic Building 918 Park Ave in our downtown district.

ORDER OF BUSINESS:

The normal order of business for Hearings on agenda items as follows:

- Staff Presentation
- Applicant Presentation (when applicable)
- Board Member questions of Staff and Applicant
- Public Comments -3 minute limit per speaker
- Rebuttal or closing arguments for quasi-judicial items
- Motion on the floor
- Vote of Board

NEW BUSINESS:

1. Berlin Autotech Special Exception

The Town planner, Anders Vaines, requested a special exception approval for Berlin autotech, which he presented a presentation (see Exhibit A). The business owner, Mr. Hans Sank, explained a little of the nature of his business. He stated his business focuses solely on high-end and luxury vehicles, and operates by appointments only. Vehicles are never keep out of the shop, once work is completed vehicles are delivered to their owner.

Motion made by Vice- Chair Buechele, Seconded by Board Member Leduc

Voting Yea: Chair Ahrens, Vice Chair Buechele, Board Member Harris Clark, Board Member Lau,
Board Member Leduc

PLANNING & ZONING BOARD MEMBER COMMENTS:

None

COMMUNITY DEVELOPMENT DIRECTOR COMMENTS AND PROJECT UPDATES:

None

ADJOURNMENT: 6:59 P.M

_____, Chair

Town of Lake Park Planning & Zoning Board

_____ Town Seal
Elizabeth Jimenez, Executive Assistant

Approved on this _____ of _____, _____