

City of Pompano Beach Zoning Board of Appeals

Commission Chambers
100 West Atlantic Blvd.
Pompano Beach, FL
33060

Agenda

Thursday, July 17, 2025

6:00 PM

A. CALL TO ORDER

B. ROLL CALL

C. APPROVAL OF THE MINUTES

Meeting of June 18, 2025

D. EXPLANATION OF PREREQUISITES AND BOARD PROCEDURES

E. INDIVIDUALS TESTIFYING PLACED UNDER OATH

F. NEW BUSINESS

1. [LN-746](#) SPECIAL EXCEPTION - BAHAMA BEACH CLUB POMPANO LLC

Request:	Special Exception
P&Z#	25-17000005
Owner:	Bahama Beach Club Pompano LLC
Project Location:	3211 SE 6 ST
Folio Number:	494306110300
Land Use Designation:	MH (Medium High 16-25 DU/AC)
Zoning District:	RM-20 (Multiple-Family Residence 20)
Commission District:	Audrey Fesik (1)
Agent:	Mirko Raatz
Project Planner:	Scott Reale

2. [LN-747](#) SPECIAL EXCEPTION - M&A BROTHERS REALTY NO 17 INC

Request: Special Exception
P&Z# 25-17000006
Owner: M&A Brothers Realty No 17 Inc
Project Location: 5391 N Federal Hwy
Folio Number: 484307000461
Land Use Designation: C (Commercial)
Zoning District: B-3 (General Business)
Commission District: Rhonda Sigerson-Eaton (2)
Agent: Christina Bilenki
Project Planner: Scott Reale

3. [LN-748](#) SPECIAL EXCEPTION - 1660 SW 13 POMPARO LLC

Request: Special Exception
P&Z# 25-17000007
Owner: 1660 SW 13 Pompano LLC
Project Location: 1660 SW 13 Ct
Folio Number: 494203000646
Land Use Designation: I (Industrial)
Zoning District: I-1 (General Industrial)
Commission District: Darlene Smith (5)
Agent: Michael Amodio
Project Planner: Scott Reale

4. [LN-749](#) VARIANCE - LT 20 LLC

Request: Variance
P&Z# 25-11000012
Owner: LT 20 LLC
Project Location: 115 NW 16 St
Folio Number: 484226000371
Land Use Designation: I (Industrial)
Zoning District: I-1 (General Industrial)
Commission District: Beverly Perkins (4)
Agent: Matthew Scott
Project Planner: Scott Reale

5. [LN-750](#) VARIANCE - FESTIVAL REAL ESTATE LLC

Request: Variance
P&Z# 25-11000013
Owner: Festival Real Estate, LLC
Project Location: 2900 W Sample Rd
Folio Number: 484221070010
Land Use Designation: I (Industrial)
Zoning District: I-1 (General Industrial)
Commission District: Beverly Perkins (4)
Agent: Dennis Mele
Project Planner: Scott Reale

6. [LN-751](#) VARIANCE - LARRY AND DONNA THOMPSON

Request: Variance
P&Z# 25-11000014
Owner: Larry and Donna Thompson
Project Location: 421 SE 8 Ave
Folio Number: 494201400610
Land Use Designation: L (Low 1-5 DU/AC)
Zoning District: RS-2 (Single-Family Residence 2)
Commission District: Alison Fournier (3)
Agent: John Daugherty
Project Planner: Scott Reale

G. OTHER BUSINESS**H. ADJOURNMENT**

NOTE: Any person who decides to appeal any decision of this BOARD/COMMITTEE with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.