



WEST PALM BEACH

Development Services

CONSTRUCTION BOARD OF ADJUSTMENT AND APPEALS AGENDA

The regular meeting of the Construction Board of Adjustment and Appeals will be held on Thursday, August 21, 2025, at 2:00 P.M. in the City Commission Chambers, West Palm Beach City Hall, 401 Clematis Street, West Palm Beach, Florida.

SHOULD ANY INTERESTED PARTY SEEK TO APPEAL ANY DECISION MADE BY THE BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH A MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE HE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND THE EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY OF WEST PALM BEACH DOES NOT PREPARE OR PROVIDE SUCH A RECORD.

*Call to Order/Roll Call

*Approval of the meeting minutes from June 26, 2025

*Reading of Ex parte disclosure from June 26, 2025, hearing (City Attorney)

*Ex parte Disclosures

CASE NUMBER 1488
TCO Extension

Property: 840 N. Dixie Hwy.
Owner: KJWPB1, LLC
Agent: James Geleerd
Permit: 21100764

The applicant is requesting a TCO extension to complete the remaining work. The paperwork related items continuing to hold up the issuance of the CO include:

- Public Sidewalk Easement – Draft Agreement completed, awaiting final signatures.

NOTE: This case went before the CBAA in October 2024 and was granted a 4-month extension, and again in February 2025 and was granted a 180-day extension which expires on 8/20/25.

CASE NUMBER 1505
TCO Extension

Property: 300 Banyan Blvd. Floors 11 & 12
Owner: Dycom Industries, Inc.
Agent: Thomas Nelson
Permit: 24060117

The applicant is requesting a 90-day extension. They are awaiting the CO for the main building to be issued, then will obtain their mechanical and building final inspections.

CASE NUMBER 1506

TCO Extension

Property: 730 Newark St.
Owner: Jean Assuied
Agent: Jean Assuied
Permit: 22080886

The applicant is requesting a 90-day extension. The applicant states their final inspection passed on 6/17/25 but were denied their CO for lack of backflow after the issue was discussed, resolved and passed multiple times for construction, building, pool and irrigation.

CASE NUMBER 1507

TCO Extension

Property: 1401 Northpoint Parkway
Owner: Comcast of Florida / Georgia LLC
Agent: Carlos Curbelo
Permit: 24010457

The applicant is requesting a TCO extension for an occupied business office that is being remodeled in three phases:

- Phase I located in the east side first floor of the building is completed
- Phase II located in the west side of the second floor is near to completion
- Phase III located in the west side, first floor is set to be completed by November

NOTE: The current TCO will expire on 9/7/25 and the applicant is requesting additional time after that to finish Phase III of the project.

CASE NUMBER 1508

TCO Extension

Property: 8400 Okeechobee Blvd.
Owner: Grace Fellowship of West Palm Beach
Agent: Tim Flowers
Permit: 22091089

The applicant states a Landscape permit final is required. The walkthrough with the inspector yielded the need for a plan revision which is currently submitted and under review. Once approved, work will be completed, and final inspection will be performed. The applicant is requesting a 90-day TCO extension.



Robert Brown, Building Official



Date