



**AGENDA**  
**CITY OF LAKE WORTH BEACH**  
**HISTORIC RESOURCES PRESERVATION BOARD MEETING**  
**CITY HALL COMMISSION CHAMBER**  
**WEDNESDAY, MARCH 12, 2025 -- 6:00 PM**

**ROLL CALL and RECORDING OF ABSENCES**

**PLEDGE OF ALLEGIANCE**

**ADDITIONS / DELETIONS / REORDERING AND APPROVAL OF THE AGENDA**

**APPROVAL OF MINUTES:**

- A. December 2024 Regular Meeting Minutes

**CASES**

**SWEARING IN OF STAFF AND APPLICANTS**

**PROOF OF PUBLICATION**

- 1) HRPB 23-00500014- 1000 Lake Avenue  
HRPB 24-02100030 - 1028 N Federal Hwy

**WITHDRAWALS / POSTPONEMENTS**

**PUBLIC HEARINGS:**

**BOARD DISCLOSURE**

**UNFINISHED BUSINESS:**

**NEW BUSINESS:**

- A. HRPB Project Number 23-00500014:** Conditional Use Permit, Alcohol Distance Waiver, and Historic Waiver requests to establish a restaurant with bar, a specialty brewery, a bar without live entertainment, a specialty retail shop, a banquet hall/ballroom/meeting room, and a museum with ±19,652 square feet of total use area at 1000 Lake Avenue. The subject property is located in the Transit Oriented Development-East (TOD-E) Zoning District and has a future land use designation of Transit Oriented Development (TOD). The property is a contributing resource in the Old Town Historic District.
- B. HRPB Project Number 24-02100030:** A conditional use permit request for a 2,862 square-foot medical office located at 1028 North Federal Highway. The subject property is located in the Mixed Use - Federal Highway (MU-FH) zoning district and has a future land use designation of Mixed Use - East (MU - E). The subject property is a noncontributing resource to the Northeast Lucerne Historic District.
- C. HRPB Project Number 25-00100035:** Consideration of a Certificate of Appropriateness (COA) for an addition to the front façade of the primary structure, enclosure of the existing carport, and

addition to the existing rear accessory structure at 516 North L Street. The subject property is a contributing resource to the Northeast Lucerne Historic District and is located in the Single Family and Two Family Residential (SF-TF-14) Zoning District.

**PLANNING ISSUES:**

**PUBLIC COMMENTS:** (3 minute limit)

**DEPARTMENT REPORTS:**

**BOARD MEMBER COMMENTS:**

**ADJOURNMENT**

If a person decides to appeal any decision made by the board, agency or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she 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. (F.S. 286.0105)

**NOTE:** ALL CITY BOARDS ARE AUTHORIZED TO CONVERT ANY PUBLICLY NOTICED MEETING INTO A WORKSHOP SESSION WHEN A QUORUM IS NOT REACHED. THE DECISION TO CONVERT THE MEETING INTO A WORKSHOP SESSION SHALL BE DETERMINED BY THE CHAIR OR THE CHAIR'S DESIGNEE, WHO IS PRESENT AT THE MEETING. NO OFFICIAL ACTION SHALL BE TAKEN AT THE WORKSHOP SESSION, AND THE MEMBERS PRESENT SHOULD LIMIT THEIR DISCUSSION TO THE ITEMS ON THE AGENDA FOR THE PUBLICLY NOTICED MEETING. (*Sec. 2-12 Lake Worth Code of Ordinances*)

**Note:** One or more members of any Board, Authority or Commission may attend and speak at any meeting of another City Board, Authority or Commission.