



TOWN OF HIGHLAND BEACH TOWN PLANNING BOARD REGULAR MEETING MINUTES

Town Hall Commission Chambers
3614 South Ocean Boulevard
Highland Beach, Florida 33487

Date: May 08, 2025
Time: 9:30 AM

1. CALL TO ORDER

Chairperson Goldenberg called the meeting to order at 9:30 A.M.

2. ROLL CALL

Board Member Evalyn David
Board Member Eve Rosen
Board Member David Powell
Board Member Roger Brown
Board Vice Chairperson Ilyne Mendelson
Chairperson Eric Goldenberg
Town Attorney Leonard Rubin
Town Planner Ingrid Allen
Town Clerk Lanelda Gaskins

ABSENT

Board Member David Axelrod

3. PLEDGE OF ALLEGIANCE

The Board Members led the Pledge of Allegiance to the United States of America.

4. APPROVAL OF THE AGENDA

Motion: David/Rosen - Moved to approve the agenda as presented which passed 5 to 0.

5. SWEARING IN OF THE PUBLIC

6. APPROVAL OF MINUTES

A. April 10, 2025

Motion: Rosen/David - Moved to approve the agenda as presented which passed 5 to 0.

7. UNFINISHED BUSINESS

A. None

8. NEW BUSINESS

A. Development Order Application No. PZ-25-21 / Johannes S. Schoonman

Application by Breezy Permits LLC requesting a special exception to install a 10,000 pound capacity boat lift for the property located at 1011 Russell Drive, Unit B.

Chairperson Goldberger read the title of the item and asked the Board Members if they had any ex parte communications to disclose. The Members had no ex parte communications.

Chairperson Goldenberg opened the public hearing and called Town Planner Allen to present the application.

Town Planner Allen presented Development Order Application No. PZ-25-19 and briefly reviewed the history of the project.

Ileen Gonzalez, Applicant's Agent provided comments about the project.

William Thomas with Unlimited Permit Services, Inc., provided comments.

Hearing no further public comments, Chairperson Goldenberg closed the hearing followed by a motion.

Motion: Mendelson/Powell – Moved to approve Development Order Application No. PZ-25-21). Based upon roll call: Vice Chairperson Mendelson (Yes), Member Powell (Yes), Member David (Yes), Member Rosen (Yes), Member Brown (Yes), and Chairperson Goldenberg (Yes). The motion passed on a 5 to 0 vote.

B. Development Order Application No. PZ-25-25 / Bel Lido Manor Condominium Association, Inc.

Application by Unlimited Permit Services, Inc. requesting a special exception to install a 150 square foot dock for the property located at 1101 Bel Air Drive.

Chairperson Goldberger read the title of the item and asked the Board Members if they had any ex parte communications to disclose. The Members had no ex parte communications.

Chairperson Goldenberg opened the public hearing and called Town Planner Allen to present the application.

Town Planner Allen presented Development Order Application No. PZ-25-21 and briefly reviewed the history of the project.

William Thomas with Unlimited Permit Services, Inc. provided comments about the project.

Hearing no further public comments, Chairperson Goldenberg closed the hearing followed by a motion.

Motion: David/Rosen– Moved to approve Development Order Application No. PZ-25-25. Based upon roll call: Member David (Yes), Member Rosen (Yes), Member Brown (Yes), Vice Chairperson Mendelson (Yes), and Chairperson Goldenberg (Yes). The motion passed on a 5 to 0 vote.

Chairperson Goldenberg commented about his term ending on the Planning Board noting that it has been a privilege and an honor to have served as a member and chairperson. He thanked all the board members, previous and current and Town Planner Allen, for their support. The Board Members thanked Chairperson Goldenberg for his commitment and dedication.

C. Nomination of Chairperson and Vice Chairperson

Chairperson Goldberg called for Nomination of Chairperson and Vice Chairperson. The Members discussed the nominations. Member David nominated Eve Rosen as Chairperson and Member Brown nominated Ilene Mendelson as Chairperson followed by a motion.

Motion: Member David nominated Eve Rosen as Chairperson. Member Brown, Chairperson Goldenberg, Vice Chairperson Mendelson, Member Powell, and Member Rosen nominated Ilene Mendelson as Chairperson.

Member Brown nominated Eve Rosen as Vice Chairperson.

Ilene Mendelson accepted the nomination as Chairperson and Eve Rosen accepted the nomination as Vice Chairperson for one year terms ending May 08, 2026.

9. ANNOUNCEMENTS

May 13, 2025	1:00 PM	Special Magistrate Hearing
June 03, 2025	1:30 PM	Town Commission Meeting
June 10, 2025	1:00 PM	Special Magistrate Hearing
June 12, 2025	9:30 AM	Planning Board Meeting

Chairperson Goldenberg read the announcements as follows:

10. ADJOURNMENT

The meeting was adjourned at 9:54 A.M.

APPROVED on June 12, 2025 2025 Planning Board Regular Meeting.

Signed Minutes on file in the Town
Clerk's Office

Ilene Mendelson, Chairperson

ATTEST:

Transcribed by:
Lanelda Gaskins, Town Clerk

Jaclyn DeHart
Deputy Town Clerk

Date

Disclaimer: Effective May 19, 2020, per Resolution No. 20-008, all meeting minutes are transcribed as a brief summary reflecting the event of this meeting. Verbatim audio/video recordings are permanent records and are available on the Town's Media Archives & Minutes webpage: <https://highlandbeach-fl.municodemeetings.com/>.