



Delray Beach Community Redevelopment Agency

Regular Board Meeting

Thursday, February 26, 2026, at 4:00 PM

Commission Chambers at City Hall



Item 9A.

Update on the NW 600 Block of
West Atlantic Avenue Mixed-Use
Redevelopment Project



Location Map

Red Outline:

Residential Portion of the NW 600 Block of West Atlantic Avenue Redevelopment Project

Blue Outline:

Commercial Portion of the NW 600 Block of West Atlantic Avenue Redevelopment Project





NW 600 Block of West Atlantic Avenue



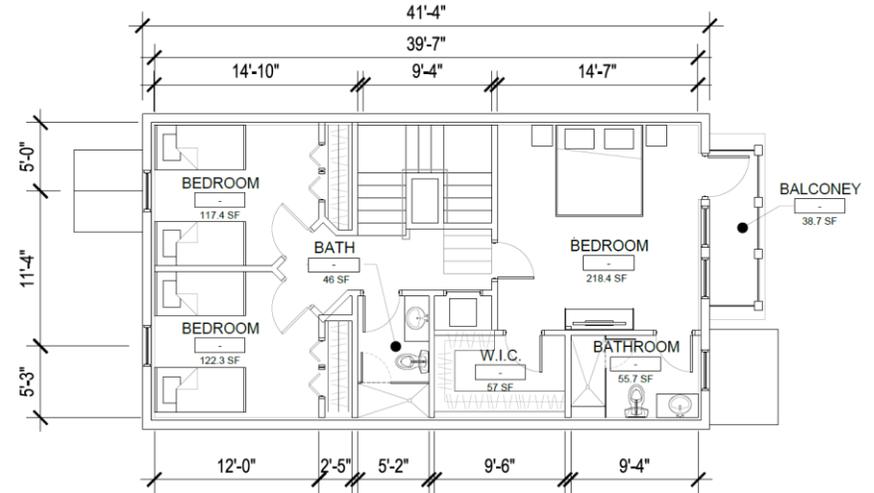
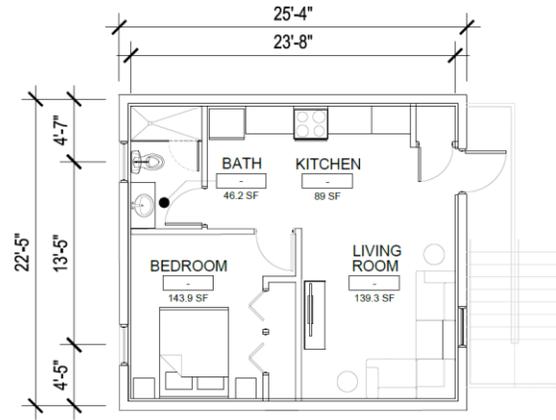


Townhomes with Accessory Dwelling Units

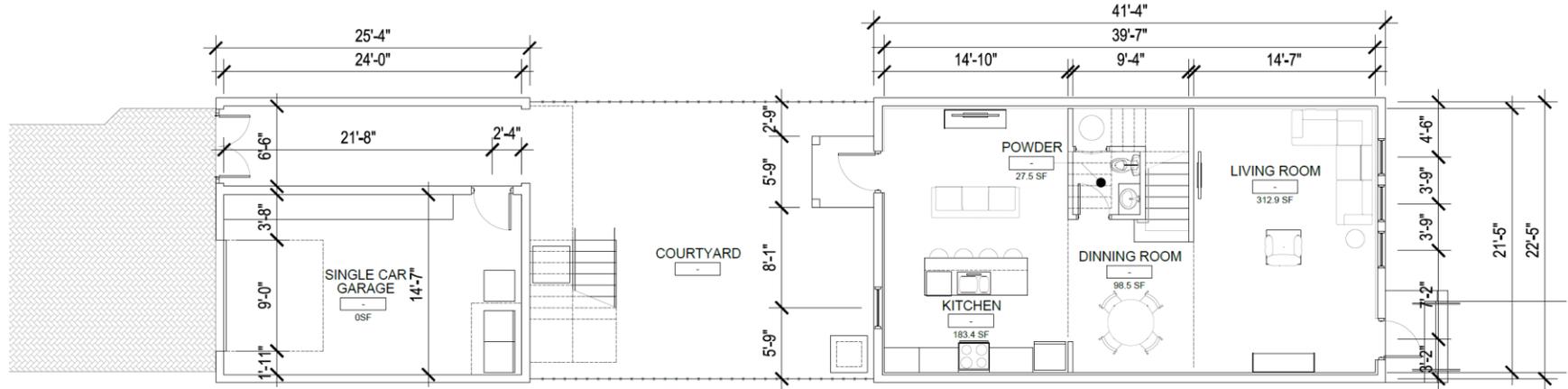
Design:

- 12 two-story contiguous townhomes with the principal units fronting NW 7th Avenue.
- Each townhome will have:
 - Principal unit with 3 bedrooms and 2.5 bathrooms
 - Internal courtyard
 - Detached one-car garage with vehicle entrance from the abutting alley to the east
 - Additional off-street parking spaces for 2 cars
 - Accessory dwelling unit (ADU) on top of the detached garage
 - ADU will have full kitchen, 1 bedroom and 1 bathroom





2 UNIT PLAN: SECOND FLOOR
SCALE = 1/4" = 1'



1 UNIT PLAN: FIRST FLOOR
SCALE = 1/4" = 1'









Townhomes with Accessory Dwelling Units

Current Status:

- Awaiting the final approval of the City's Amendment to the Land Development Regulations (LDRs) allowing for the development of ADUs prior to submitting the Site Plan application.
- The Amendment to the LDRs is scheduled for first reading at the March 9, 2026, City Commission meeting, and tentatively scheduled for the April 7, 2026, City Commission for second reading.





Location Map

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Residential Portion of the NW 600 Block of West Atlantic Avenue Redevelopment Project

Blue Outline:

Commercial Portion of the NW 600 Block of West Atlantic Avenue Redevelopment Project

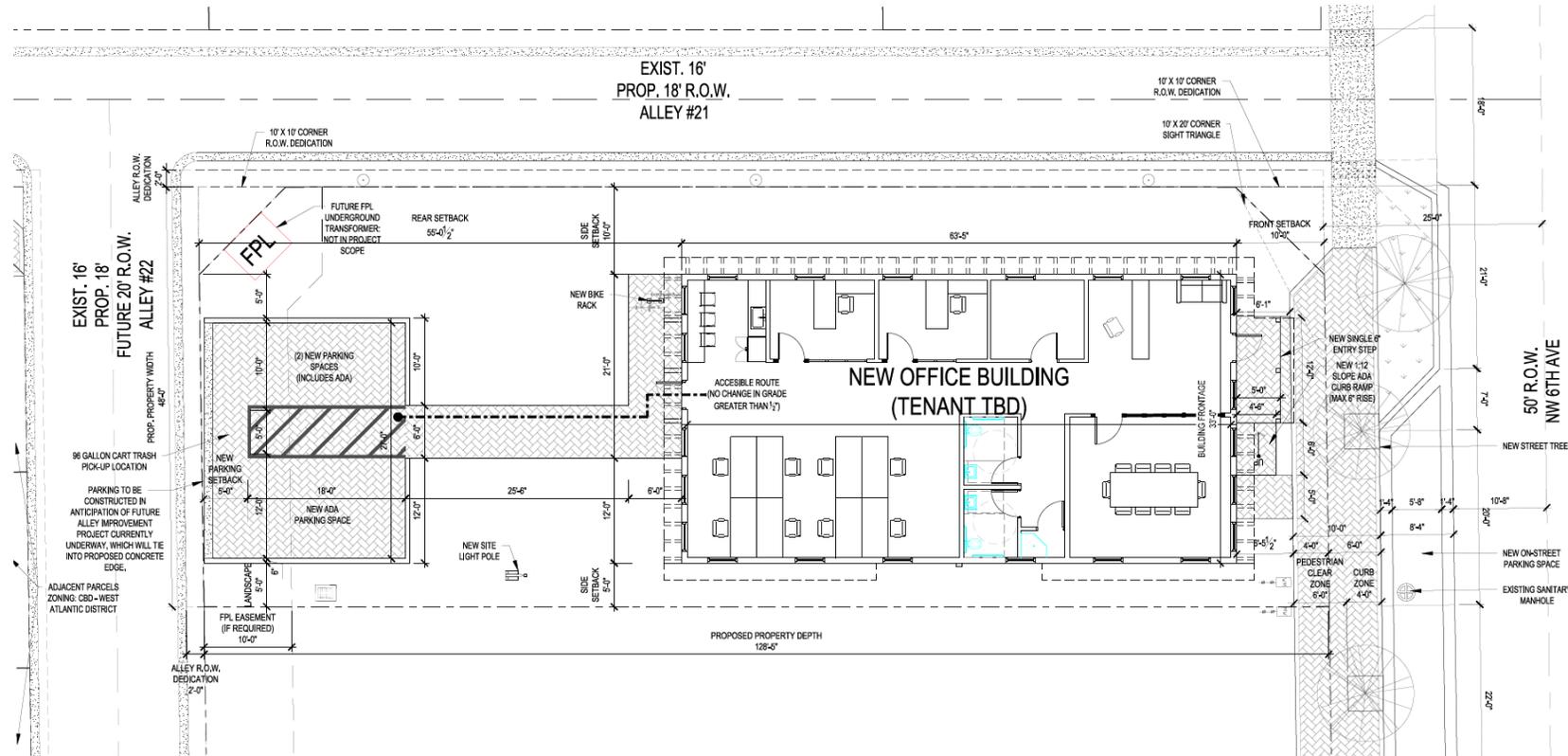




Commercial Unit – 34 NW 6th Avenue

Design:

- One-story commercial unit that fronts NW 6th Avenue.
- Parking on the alley to the west
- Allows for the gradual transition from Atlantic Avenue, to the commercial buildings along NW 6th Avenue, and finally to the residential neighborhood.





Commercial Unit – 34 NW 6th Avenue

Current Status:

- Preparing Site Plan application for submittal to the City
- Finalization of exterior color scheme.
 - Color scheme options take into consideration the developments nearby, the future development of the twelve (12) townhomes on NW 7th Avenue, and the City's Anglo-Caribbean architectural design guidelines

BOARD ACTION:

Discuss the color schemes and provide Board direction on a color scheme for the exterior design of the commercial unit on 34 NW 6th Avenue.













CRA Director Updates



95 SW 5th Avenue





HONORING BLACK HISTORY MONTH



BLACK HISTORY MONTH



“Success is to be measured not so much by the position that one has reached in life as by the obstacles which he has overcome while trying to succeed.”

— Booker T. Washington

**BLACK
HISTORY
MONTH**

CALL TO ARTISTS!
95 SW 5th Avenue

Proposal Submission Deadline:
Monday, March 30, 2026
4:00PM EST

**Proposals should be mailed or
dropped off to the
CRA Office:
20 N Swinton Avenue
Delray Beach, Florida 33444**



**CALL
to
ARTISTS**

Mural Project

95 SW 5TH AVENUE, DELRAY BEACH, FL



Upcoming CRA Social You're Invited!

Join us on Wednesday, March 4, 2026, for the next CRA Social! During the socials we will share information about CRAs, what we do, upcoming projects, and the basics of how CRAs function.

CRA Social
Wednesday, March 4, 2026, from 5 – 7 PM
Edmonds Baine Building,
98 NW 5th Avenue,
Second Floor,
Delray Beach, FL 33444



DELRAY BEACH CRA
COMMUNITY REDEVELOPMENT AGENCY

CRA SOCIAL

YOU'RE INVITED!

March 4th, 2026

 Edmonds Baine Building
CRA Work Space on 5th
98 NW 5th Avenue, Unit 201

 5pm - 7pm

Come chat with CRA Staff and
learn more about the Delray Beach CRA!



- ✓ Meet the CRA Team
- ✓ Learn about the CRA District
- ✓ Ask questions & share comments
- ✓ Enjoy light refreshments

 561-276-8640

 delraycra.org

*More
info*



CRA April Board Meeting

We would like to schedule a CRA Regular Board Meeting on Tuesday, April 28, 2026, at 4:00 PM. The remaining dates for May 2026 through March 2027 will be scheduled at this meeting.

Proposed Date: Tuesday, April 28, 2026
at 4:00 p.m.



Thank you!