



# City of Delray Beach

100 N.W. 1st Avenue  
Delray Beach, FL 33444

## Advisory Board Agenda

### Historic Preservation Board

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Wednesday, December 7, 2022

6:00 PM

City Commission Chambers

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#### 1. CALL TO ORDER

#### 2. ROLL CALL

#### 3. APPROVAL OF AGENDA

#### 4. MINUTES

- A. October 19, 2022

Attachments: [Minutes \(Draft\)](#)

- B. November 2, 2022

Attachments: [Minutes \(DRAFT\)](#)

#### 5. SWEARING IN OF THE PUBLIC

#### 6. COMMENTS FROM THE PUBLIC

(NOTE: Comments on items that are NOT on the Agenda. Speakers will be limited to 3 minutes).

#### 7. PRESENTATIONS

#### 8. QUASI-JUDICIAL HEARING ITEMS

- A. **Certificate of Appropriateness (2023-019):** Consideration of a Certificate of Appropriateness request associated with the color change of the existing asphalt shingle roof on the contributing single-family structure.

**Address:** 105 NE 7th Street, Del-Ida Park Historic District

**Owner/Applicant:** Alan and Ruth Baum; [rbaum@ftdiwest.com](mailto:rbaum@ftdiwest.com)

**Agent:** Shane Ames; [sames@amesint.com](mailto:sames@amesint.com)

Attachments: [HPB Staff Report-105 NE 7th Street-2022-12-07](#)

[Justification Statement-105 NE 7th Street-2022-12-07](#)

[Material-105 NE 7th Street-2022-12-07](#)

[Photographs-105 NE 7th Street-2022-12-07](#)

**B. Certificate of Appropriateness (2023-026):** Consideration of a Certificate of Appropriateness (2023-026) for a roof replacement on an existing contributing single-family structure

**Address:** 227 N. Swinton Avenue, Old School Square Historic District

**Owner/Applicant:** Joseph R. & Mary W. LoBuono; [lobuono@bellsouth.net](mailto:lobuono@bellsouth.net)

**Planner:** Michelle Hewett, Planner; [hewettm@mydelraybeach.com](mailto:hewettm@mydelraybeach.com)

**Attachments:** [HPB Staff Report-227 N. Swinton Avenue-2022-12-07](#)  
[Justification Statements-227 N. Swinton Avenue-2022-12-07](#)  
[Photographs-227 N. Swinton Avenue-2022-12-07](#)  
[Color and Materials-227 N. Swinton Avenue-2022-12-07](#)

**C. Certificate of Appropriateness (2022-260):** Consideration of a Certificate of Appropriateness associated with the construction of a 236 Square foot one-story addition to an individually designated structure.

**Address:** 302 NE 7th Avenue - The Hartman House, Individually Designated to the Local Register of Historic Places

**Owner/Applicant:** Benita and Jordan Goldstein; [beng2002@aol.com](mailto:beng2002@aol.com)

**Agent:** Diaz & Lang Architects, LLC; [dlang@langarchitect.net](mailto:dlang@langarchitect.net)

**Attachments:** [HPB SR-302 NE 7th Avenue-2022-12-07](#)  
[Plans-302 NE 7th Avenue-2022-12-07](#)  
[Justification Statements- 302 NE 7th Avenue-2022-12-07](#)  
[Materials & Color Samples-302 NE 7th Avenue-2022-12-07](#)  
[Photographs-302 NE 7th Avenue-2022-12-07](#)

**D. Certificate of Appropriateness (2023-003):** Recommendation to the City Commission for Waiver requests associated with an approved Class III Site Plan Modification and Certificate of Appropriateness for the adaptive reuse and additions to an existing 2-story, non-contributing, commercial structure.

**Address:** 98 NW 5th Avenue, West Settlers Historic District

**Owner:** Delray Beach Community Redevelopment Agency; [tibbsc@mydelraybeach.com](mailto:tibbsc@mydelraybeach.com)

**Applicant:** Synalovski, Romanik, and Syke; [mianiado@synalovski.com](mailto:mianiado@synalovski.com)

**Attachments:** [HPB Staff Report-98 NW 5th Avenue-2022-12-07](#)  
[Justification Statements-98 NW 5th Avenue-2022-12-07](#)  
[Plans-98 NW 5th Avenue-2022-12-07](#)

**E. Certificate of Appropriateness, Demolition, Waiver, and Variances (2022-170):** Consideration of a Certificate of Appropriateness, Demolition, Waiver, and Variances associated with additions and exterior modifications to a contributing structure.

**Address:** 303 SE 7th Avenue, Marina Historic District

**Owner/Applicant:** Bianca & Donald Pucci; biancapucci@outlook.com

**Agent:** Gareth Dunn; archtelier15@gmail.com

**Planner:** Michelle Hewett, Planner; hewettm@mydelraybeach.com

**NOTE: This Public Hearing item was originally scheduled and noticed for the October 19, 2022 Historic Preservation Board meeting and the item was continued at that meeting to a date certain for the December 7, 2022 Historic Preservation Board meeting.**

**Attachments:** [HPB SR-303 SE 7th Avenue-2022-12-07 - No highlight](#)

[Plans-303 SE 7th Avenue-2022-12-07](#)

[Materials-303 SE 7th Avenue-2022-12-07](#)

[Project Description-303 SE 7th Avenue-2022-12-07](#)

[Owner letter-303 SE 7th Ave-2022-12-07](#)

## 9. LEGISLATIVE ITEMS - CITY INITIATED

## 10. REPORTS AND COMMENTS

A. Staff

- Meeting Dates
- Project Updates

B. Board Comments

## 11. ADJOURN

The City shall furnish appropriate auxiliary aids and services where necessary to afford an individual with a disability an equal opportunity to participate in and enjoy the benefits of a service, program, or activity conducted by the City. Please contact the City Manager at (561) 243-7015 at least 24 hours prior to the program or activity for the City to reasonably accommodate your request. Adaptive listening devices are available for meetings in the Commission Chambers. If a person decides to appeal any decision made by the Historic Preservation Board with respect to any matter considered at this meeting or hearing, such persons will need a record of these proceedings, and for this purpose such persons may need to ensure that a verbatim record of the proceedings is made. Such record includes the testimony and evidence upon which the appeal is to be based. The City does not provide or prepare such record. Two or more City Commissioners may be in attendance.