



Cover Memorandum/Staff Report

File #: 26-0301

Agenda Date: 3/26/2026

Item #: 16.D.1.

TO: Mayor and Commissioners
FROM: Anthea Giannotes, Development Services Director
THROUGH: Terrence R. Moore, ICMA-CM
DATE: March 26, 2026

REPORT OF APPEALABLE DEVELOPMENT APPLICATION ACTIONS FROM MARCH 2, 2026, THROUGH MARCH 12, 2026.

Recommended Action:

By motion, receive and file this report for actions on development application requests from March 2, 2026, through March 12, 2026.

Background:

This report is the method of informing the City of Delray Beach ("City") City Commission of actions taken on site plan applications either by a City board or by the Development Services Director via administrative approval, which may be appealed by the City Commission, pursuant to Land Development Regulations (LDR) Section 2.1.3(F), Appealable Reports of Board Actions, and Section 2.4.10(A)(5)(b-c), Site Plan Applications. Administratively approved site plan applications are limited to fully code compliant Level 2 applications.

A staff report, along with associated exhibits and/or plans, provides a thorough description and analysis of each request. Items that appeared on a board's agenda that are not listed below were not acted on by the board (i.e. continued with direction), or received a recommendation to the City Commission for final action.

Historic Preservation Board

Meeting Date: March 4, 2026

1. 137 N. Swinton Avenue, Old School Square Historic District (HP-415-2026)

Request: Certificate of Appropriateness request for the replacement of doors and windows on a contributing single-family residence.

Public Comment: None.

Board Comment: The Board was overall supportive of the proposed window pattern design but expressed concern with the modern style of the front door.

Board Actions: Approved 7-0 with the condition that the front door adhere to a minimal traditional design and that the owner work with staff should assistance be needed.