

NOTICE OF PUBLIC HEARING

NOTICE OF CHANGE IN PERMITTED USE

CITY OF DELRAY BEACH

The City Commission of the City of Delray Beach ("City Commission") will conduct a Public Hearing on **TUESDAY, MAY 5, 2026, at 5:00 PM** (or as soon thereafter as may be heard), in the Commission Chambers at City Hall, 100 N.W. 1st Avenue, Delray Beach, Florida 33444. At this meeting the City Commission will consider an amendment to the Land Development Regulations through the adoption of Ordinance No. 14-26 and Ordinance No. 15-26 as set forth below.

The titles of the enacting Ordinances are as follows:

ORDINANCE NO. 14-26

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DELRAY BEACH, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS OF THE CITY OF DELRAY BEACH CODE OF ORDINANCES BY AMENDING CHAPTER 4, "ZONING REGULATIONS," ARTICLE 4.4, "BASE ZONING DISTRICT," SECTION 4.4.6 "MEDIUM DENSITY RESIDENTIAL (RM) DISTRICT," SUBSECTION (B), "PRINCIPAL USES AND STRUCTURES PERMITTED;" AND BY AMENDING ARTICLE 4.5, "OVERLAY AND ENVIRONMENTAL MANAGEMENT DISTRICTS," SECTION 4.5.18 "MEDICAL ARTS OVERLAY DISTRICT" TO EXPAND THE OVERLAY DISTRICT TO INCLUDE CERTAIN PROPERTY WITHIN THE MEDIUM DENSITY RESIDENTIAL (RM) DISTRICT AS A HOUSEKEEPING MATTER TO REFLECT ALREADY EXISTING CONDITIONS; PROVIDING A CONFLICTS CLAUSE; A SEVERABILITY CLAUSE; AUTHORITY TO CODIFY; PROVIDING AN EFFECTIVE DATE, AND FOR OTHER PURPOSES.

ORDINANCE NO. 15-26

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DELRAY BEACH, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS OF THE CITY OF DELRAY BEACH CODE OF ORDINANCES BY AMENDING CHAPTER 4, "ZONING REGULATIONS," ARTICLE 4.4, "BASE ZONING DISTRICT," SECTION 4.4.12 "PLANNED COMMERCIAL (PC) DISTRICT," SECTION 4.4.15 "PLANNED OFFICE CENTER (POC) DISTRICT," AND SECTION 4.4.21 "COMMUNITY FACILITIES (CF) DISTRICT," TO RELOCATE MEDICAL ARTS OVERLAY DISTRICT REGULATIONS TO SUBSECTION (B), "PRINCIPAL USES AND STRUCTURES," FROM SUBSECTION (G), "SUPPLEMENTAL DISTRICT REGULATIONS," PROVIDING A CONFLICTS CLAUSE; A SEVERABILITY CLAUSE; AUTHORITY TO CODIFY; PROVIDING AN EFFECTIVE DATE, AND FOR OTHER PURPOSES.

The files are available for review at the Development Services Department/Planning and Zoning Division. If you would like to obtain additional information on this ordinance, please contact Rebekah Dasari, Principal Planner, in the Development Services Department 561-243-7044 or dasarir@mydelraybeach.com.

Members of the public wishing to view City Commission meetings may attend in person in the City Council Chambers at 100 NW 1st Avenue, Delray Beach, FL 33444 or view the meeting through the City's website at <https://www.delraybeachfl.gov/i-want-to/watch/city-meetings>, where it will be live-streamed for the public. Any member of the public wishing to comment publicly on any matter, including public comment or public hearing items, may comment in-person during the presentation of the item, or submit their comments in writing to the Development Services Department prior to the start of the meeting. Written comments may be submitted by e-mail to pzmail@mydelraybeach.com or by regular mail at 100 NW 1st Avenue, Delray Beach, FL 33444.

PLEASE BE ADVISED THAT IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE CITY COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT THIS HEARING, SUCH PERSON WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR THIS PURPOSE SUCH PERSON 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 BASED. THE CITY DOES NOT PROVIDE OR PREPARE SUCH RECORD PURSUANT TO F.S. 286.0105.

CITY OF DELRAY BEACH
Alexis Givings, City Clerk

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