

**MINUTES  
DEVELOPMENT SERVICES MANAGEMENT GROUP  
CITY OF DELRAY BEACH**

**MEETING DATE:** July 11, 2024

**MEETING PLACE:** City Hall 1<sup>st</sup> Floor Conference Room  
100 NW 1<sup>st</sup> Street, Delray Beach, FL 33444.

**1. CALL TO ORDER**

The meeting was called to order by Anthea Gianniotis, Development Services Director, at 3:00pm.

**2. ROLL CALL**

A quorum was present.

**Members present** were Anthea Gianniotis, Development Services Director; Missie Barletto, Public Works Director; Patrick Figurella, City Engineer; Steve Tobias, Chief Building Official; Danise Cleckley, Neighborhood and Community Services Assistant Director; Travis Franco, Assistant Fire Chief;

**Absent:** Hassan Hadjimiry, Utilities Director; Russ Mager, Police Chief; Sammuel Metott, Parks and Recreation Director

**Staff Present** were Lynn Gelin, Allison Behrman, Jeff Oris

**3. APPROVAL OF AGENDA**

Add item 7B discussion of FEMA Map Change

**Motion** to APPROVE the amended items listed on the consent agenda was made by Patrick Figurella and seconded by Sammie Walthour.

**MOTION CARRIED 6-0**

**4. MINUTES**

None

**5. CONSENT AGENDA**

**A. APPROVAL OF THE NON-IMPACT EVENT KNOWN AS "BACK 2 SCHOOL GIVEAWAY" TO BE HELD ON AUGUST 10, 2024, AT THE OLD SCHOOL SQUARE; AND TO AUTHORIZE THE SPECIAL EVENTS MANAGER TO TAKE ALL ACTIONS NECESSARY TO EFFECTUATE THE SPECIAL EVENT PERMIT**

**Motion** to APPROVE the Non-Impact Event "Back 2 School Giveaway" was made by Missie Barletto and seconded by Patrick Figurella.

**MOTION CARRIED 6-0**

## **7. OLD BUSINESS**

**7.A 63RD ANNUAL DELRAY AFFAIR:** RECOMMENDATION OF THE DEVELOPMENT SERVICES MANAGEMENT GROUP OF THE CITY OF DELRAY BEACH, FLORIDA, TO THE CITY COMMISSION FOR AN IMPACT EVENT KNOWN AS "63RD DELRAY AFFAIR" TO BE HELD ON APRIL 4-6, 2025 IN DOWNTOWN DELRAY BEACH CENTRAL BUSINESS DISTRICT. ATLANTIC AVENUE FROM NW 2ND AVENUE TO NE 5TH AVENUE; SWINTON AVE FROM NE 1ST STREET TO ATLANTIC AND ONE BLOCK NORTH AND SOUTH OF ATLANTIC.

### **Board Comments**

Anthea Gianniotis said we are making a recommendation to the City Commission for the 63<sup>rd</sup> Annual Delray Affair to be held on April 4-6<sup>th</sup> 2025.

Allison Behrman announced that there will be no alcohol this year so no fence in area.

**Motion** to APPROVE the 63<sup>rd</sup> Annual Delray Affair made by Patrick Figurella and seconded by Missie Barletto.

**MOTION APPROVED 6-0**

## **7.B. Discussion of the FEMA Map Changes, added to Agenda.**

### **Board Comments**

Anthea Gianniotis presented a summary. There was no appeal to the maps that are proposed. Current maps regarding seawall height are 6'. FEMA maps height is to 7'-8'. Minimum height of elevation will be 6'.

Missie Barletto commented that she was not supportive of max seawall height in the City LDRs and recommends the repeal of this section. Ms. Barletto explained that Fort Lauderdale did not mandate height, and seawalls were built to 10' high.

Anthea Gianniotis interpretation of the freeboard rule was that the LDR can say +1 for freeboard. Current applicant wants 7 ¼' rule which now this is too high, but in 6 months it's too low.

Patrick Figurella base wall elevation is higher than the seawall.

Missie Barletto thought by setting a maximum height, it may affect view for neighbors and not adopting the map will affect CRS ratings.

Steve Tobias, Missie Barletto, and Anthea Gianniotis suggest adopting the map now.

Patrick Figurella noted 319 Andrews Ave, retaining wall height wavier is 8'.

Anthea Gianniotis, Peter Figurella reasonable transitions to mitigate excessive fill, no breakaway walls, stilts.

Missie Barletto mentioned that roadways have been raised and updated stormwater system to accommodate higher buildings, particularly on barrier island and east of federal.

Peter Figurella suggested to raise pile cap in the future.

Lynn Gelin, Missie Barletto, Anthea Gianniotis asked why we should encourage building to a lower standard before 12/20/2024. Ms. Gelin commented that 7' requires a

waiver and 8' does not. Mr. Tobias responded that FEMA audits look at what maps say when the application is submitted

Patrick Figurella asked if maps were in effect by 12/20/2024, 7' would be over max right now, and need a waiver, we should amend seawall sections to the LDR as fill will be the bigger issue.

Anthea Gianniotis and Missie Barletto will start meeting weekly on fill issue. The Building Code says building height, of 6'-8' floor will be up to 9' with freeboard.

Missie Barletto, Anthea Gianniotis said that visual impact needs to be considered.

Anthea Gianniotis, final determination: let applicants use new map levels for Seawalls, can't exceed new maximum, can build min up to 8'; On elevations, people will be rushing in to get their application in for lower standard. CRS won't be affected as long as the application date matches current rules.

Missie Barletto, Anthea Gianniotis will be addressing the fill.

Anthea Gianniotis fill will affect fences and walls which will be measured from undisturbed grade, manufactured home must meet FEMA flood standard.

## **8. Board Comments**

None

## **9. ADJOURN.**

There being no further business to come before the Board, the meeting was adjourned at 3:49PM.

The undersigned is the Board Clerk of the Development Services Management Group, and the information provided herein is the Minutes of the meeting of said body **July 11, 2024**, which were formally adopted and APPROVED by the Board on \_\_\_\_\_.

**ATTEST:**

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**CHAIR**



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**BOARD SECRETARY**

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