



City of Delray Beach

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

Advisory Board Agenda Historic Preservation Board

Wednesday, September 1, 2021

6:00 PM

City Commission Chambers

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF AGENDA

4. MINUTES

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

- A. The item before the Board is a report from the Chief Building Official regarding the determination of Unsafe Building of the Sundry Village site per LDR Section 4.5.1(G) and LDR Chapter 7.8.

Attachments: [HPB Unsafe Structure Staff Report-Sundry Village-2021-09-01](#)
[Photographs-Sundry Village-2021-09-01](#)
[Sundry Village Structure Key Map-2021-09-01](#)
[2021-08-16 Cover Letter-Sundry Village](#)
[2021-08-16 Building H Letter-Sundry Village](#)
[2021-08-16 Building X Letter-Sundry Village](#)
[2021-08-16 Building Y Letter-Sundry Village](#)
[2021-08-16 Building Z Letter-Sundry Village](#)
[2021-05-25-Letter Unsafe Structures-Sundry Village-2021-09-01](#)

8. QUASI-JUDICIAL HEARING ITEMS

- A. Certificate of Appropriateness (2021-255):** Recommendation to the City Commission for a Historic Property Ad Valorem Tax Exemption request associated with additions and alterations to a contributing structure.

Address: 228 Dixie Boulevard, Del-Ida Park Historic District

Owner/Applicant: Kenneth and Paola Fabel; kenfabel@outlook.com

Agent: Shane Ames; sames@amesint.com

Attachments: [HPB Staff Report-228 Dixie Blvd-2021-09-01](#)
[Ad Valorem Tax Exemption Application-228 N Dixie Blvd-2021-09-01](#)
[Before and after photographs-228 N Dixie Blvd-2021-09-01](#)
[Certificate of Occupancy-228 N Dixie Blvd-2021-09-01](#)
[Tax & Warranty Deed-228 N Dixie Blvd-2021-09-01](#)
[Plans -228 N Dixie Blvd-2021-09-01](#)

- B. Certificate of Appropriateness (2021-164):** Recommendation to the City Commission for a request to individually list “Doc’s” located at 10 N. Swinton Avenue, Old School Square Historic District, to the Local Register of Historic Places.

Address: 10 N. Swinton Avenue, Old School Square Historic District

Owner/Applicant: Banyan Delray Partners, LLC; nschiller@govlawgroup.com & John@ldgfla.com

Attachments: [HPB Staff Report-10 N Swinton Avenue-2021-09-01](#)
[Designation Report-10 N Swinton Ave. -2021-09-01](#)
[Appendix A-Resource Photographs and Figures-10 N. Swinton Ave.- 2021-09-0](#)
[Appendix B-Florida Master Site File Forms-10 N Swinton Ave.-2021-09-01](#)
[Appendix C-Newspaper Articles-10 N Swinton Ave.-2021-09-01](#)

- C. Certificate of Appropriateness (2021-275):** Consideration of a Certificate of Appropriateness request associated with the construction of a 1-story addition and exterior alterations to an existing contributing residence.

Address: 123 SE 7th Avenue, Marina Historic District

Owner/Applicant: Karen and John Oerth; karen_oerth@yahoo.com

Agent: Gareth Dunn; archtelier15@gmail.com

Attachments: [HPB Staff Report-123 SE 7th Ave-2021-09-01](#)
[Plans-123 SE 7th Avenue-2021-09-01](#)
[Justification Statement-123 SE 7th Avenue-2021-09-01](#)
[Materials-123 SE 7th Avenue-2021-09-01](#)

- D. Certificate of Appropriateness (2021-165):** Consideration of Certificate of Appropriateness, Variance, and Waiver request for the construction of additions and exterior modification to the existing individually designated property.

Address: 610 N. Ocean Boulevard, Individually Listed to the Local Register of Historic Places

Owner/Applicant: Frank and Nilsa McKinney; frank@frank-mckinney.com

Agent: Roger Cope; copearchitectsinc@gmail.com

Attachments: [HPB Staff Report-610 N Ocean Blvd-2021-09-01](#)
[Plans-610 North Ocean Blvd.- 2021-09-01](#)
[Project Description and Justification Statements-610 N Ocean Blvd.-2021-09-01](#)
[Photographs-610 N Ocean Blvd.- 2021-09-01](#)
[Color Samples-610 N Ocean Blvd.- 2021-09-01](#)

- E. Certificate of Appropriateness (2021-166):** Consideration of a Certificate of Appropriateness and Demolition request associated with the reconstruction and renovation of the property located at **80 Depot Avenue**, which is listed to the **Local Register of Historic Places** as the “**Historic Depot Square**” and is listed to the **National Register of Historic Places** as the “**Seaboard Air Line Railway Station**”.

Owner/Applicant: City of Delray Beach; BarlettoM@mydelraybeach.com

Agent: Richard Heisenbottle, FAIA; richard@rjha.net

Attachments: [HPB Staff Report-80 Depot Ave.-2021-09-01](#)
[Structural Report- 80 Depot Ave.- 2021-09-01](#)
[Demolition and Historic Justification Statements- 80 Depot Ave.- 2021-09-01](#)
[Material and Color Samples-80 Depot Ave.-2021-09-01](#)
[RES 86-05 - Naming Building for Firehock- 80 Depot Ave.- 2021-09-01](#)
[Plans- 80 Depot Ave.-2021-09-01](#)

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.