



City of Delray Beach

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

Advisory Board Agenda Board of Adjustment

Thursday, October 7, 2021

5:01 PM

City Commission Chambers

1. Call to Order

2. Roll Call

3. Election of Officers

A. Chairperson

B. Vice Chairperson

C. 2nd Vice Chairperson

4. Approval of Agenda

5. Approval of Minutes

6. Public Comments on Agenda & Non-Agenda Agenda Items

7. Variances

- A. 1225 Vista Del Mar N (2021-242): Variance request to allow the pool to encroach in the front setback.

Address: 1225 Vista Del Mar N

PCN: 12-43-46-25-000-0061

Applicant/Agent: Gary P. Eliopoulos; Gary@eliarch.com

Planner: Jennifer Buce; buce@mydelraybeach.com

Attachments:

[BOA Staff Report - 1225 Vista Del Mar](#)

[Survey - 1225 Vista Del Mar](#)

[Proposed pool colored rendering - 1225 Vista Del Mar](#)

[Proposed Pool location - 1225 Vista Del Mar](#)

[Justification Letter - 1225 Vista Del Mar](#)

[Justification Statement - 1225 Vista Del Mar](#)

[Photos existing and adjacent properties - 1225 Vista Del Mar](#)

- B. 626 SE 4th Avenue (2021-159): Consideration of variance requests from Land Development Regulation (LDR) Section 4.3.4 (K) to reduce the rear setback from 10

feet to 5 feet and reduce the side interior setback from 7.5 feet to 5.8 feet to allow a tiki hut to encroach within the rear and side interior setback.

Address: 626 SE 4th Avenue

PCN: 12-43-46-21-01-007-0070

Agent: Thomas F. Carney, Jr, C/O Carney Stanton P.L.; tfc@carneystanton.com

Planner: Rachel Falcone, FalconeR@mydelraybeach.com

Attachments: [626 SE 4th Ave - Staff Report](#)
 [626 SE 4th Ave - Justification Letter](#)
 [626 SE 4th Ave - Survey](#)
 [626 SE 4th Ave - Aerial Image](#)
 [626 SE 4th Ave - Photos](#)

8. Other Business

A. Comments by Staff

B. Comments by Board

9. Adjournment

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 Board of Adjustment 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.