



Legislation Text

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File #: 17-271, Version: 1

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**TO: Mayor and Commissioners**  
**FROM: Timothy Stillings, Planning, Zoning and Building Director**  
**THROUGH: Chief Neal de Jesus, Interim City Manager**  
**DATE: March 30, 2017**

REPORT OF APPEALABLE LAND USE ITEMS FEBRUARY 13, 2017 THROUGH MARCH 10, 2017.

**Recommended Action:**

By motion, receive and file this report.

**Background:**

Section 2.4.7(E), Appeals, of the Land Development Regulations applies. This is the method of informing the City Commission of the land use actions which may be appealed to the City Commission. After this meeting, the Commission's appeal opportunity shall expire. An appeal by an aggrieved party must be made within 10 working days of the action. To appeal:

- The item must be raised by a Commission member.
- By motion, an affirmative action must be taken to place the item on the next available meeting of the Commission as an appealed item.

During the specified period, the Site Plan Review and Appearance Board and the Historic Preservation Board considered the projects noted below. For the items below, a project report including the Board Staff Report is attached. No other Boards took action on any appealable applications during this period.

**SITE PLAN REVIEW AND APPEARANCE BOARD**

**ITEM A. Classic Teleco Building, 201 SE 2<sup>nd</sup> Avenue**

**Request:** Consideration of a color change from peach walls and terra-cota trim to sage walls and spicy hue trim.

**Board Action:** Approved the color change on a 4 to 1 vote (Shannon Dawson dissenting, Jim Chard and Fred Kaub absent).

**ITEM B. Alta Delray Station, 225 Depot Avenue**

**Request:** Amendment to a Master Sign Program

**Board Action:** Approved the master sign program on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

**ITEM C. 10<sup>th</sup> and 10<sup>th</sup> Center, South of SW 10<sup>th</sup> Street, between SW 9<sup>th</sup> Avenue and SW 10<sup>th</sup> Avenue**

**Request:** Extension of an approved Class I Site Plan Modification associated with minor architectural elevation changes.

**Board Action:** Approved the extension of the Class I site plan modification on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

**ITEM D. 111 E. Atlantic Avenue**

**Request:** Class I Site Plan Modification for architectural elevation changes associated with a mural on the rear elevation.

**Board Action:** Approved the Class I site plan modification on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

**ITEM E. Hood Distribution, 1860 Dr. Andre's Way**

**Request:** Class I Site Plan Modification associated with the addition of a steel awning on the rear of the building.

**Board Action:** Approved the Class I site plan modification on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

**ITEM F. The Grove, 233-279 NE 2<sup>nd</sup> Avenue**

**Request:** Class III Site Plan Modification associated with modifications to the existing site plan, landscape plan and architectural elevations to accommodate a building expansion, use conversion, and external renovations to the building facades.

**Board Action:** Approved with conditions the Class III site plan modification, the landscape plan and architectural elevation plan on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

**ITEM G. Hessler Paints, 4591 West Atlantic Avenue**

**Request:** Class IV Site Plan Modification, Landscape Plan and Architectural Elevations and associated special action parking reduction for a 6,678 square foot building addition.

**Board Action:** Approved the special action parking reduction request to provide 32 spaces whereas 44 spaces are required. Approved with conditions the Class IV site plan modification on a 5 to 0 vote (Jim Chard and Fred Kaub absent). The landscape plan and architectural elevation plan were approved as submitted on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

**ITEM H. AutoNation Delray Beach, 1311 West Linton Boulevard**

**Request:** Class V Site Plan, Landscape Plan and Architectural Elevations

**Board Action:** Approved the Class V site plan and architectural elevation plan on a 5 to 0 vote (Jim Chard and Fred Kaub absent). The landscape plan was approved with conditions on a 5 to 0 vote (Jim Chard and Fred Kaub absent).

### HISTORIC PRESERVATION BOARD

**ITEM I 701 SE 1<sup>st</sup> Street**

**Request:** Certificate of Appropriateness associated with a roof replacement to a contributing structure.

**Board Action:** Approved the Certificate of Appropriateness on a 7 to 0 vote.

**Attachments:**

- Location Map
- Classic Teleco Building
- Alta Delray Station
- 10th and 10<sup>th</sup> Center
- 111 E. Atlantic Avenue
- Hood Distribution
- The Grove
- Hessler Paints
- AutoNation Delray Beach
- 701 SE 1<sup>st</sup> Street

**City Attorney Review:**

Approved as to form and legal sufficiency.

**Finance Department Review:**

N/A

**Funding Source:**

N/A

**Timing of Request:**

Action must be taken by the City Commission at the next available meeting following the Board's actions.