



## Legislation Details (With Text)

**File #:** 17-875      **Version:** 1      **Name:**  
**Type:** Request      **Status:** Agenda Ready  
**File created:** 10/26/2017      **In control:** City Commission  
**On agenda:** 11/20/2017      **Final action:**  
**Title:** REPORT OF APPEALABLE LAND USE ITEMS FROM OCTOBER 9, 2017 THROUGH OCTOBER 20, 2017  
**Sponsors:** Planning & Zoning Department

**Indexes:**

**Code sections:**

**Attachments:** 1. City Commission Map 11-20-17.pdf, 2. A - 110 E. Atlantic Blanket Sign Program SPRAB .pdf, 3. B - 209 E. Atlantic Ave SPRAB.pdf, 4. C - Guitar Center SPRAB .pdf, 5. D - Dr. Doodles SPRAB .pdf, 6. E - 123 E. Atlantic Ave SPRAB .pdf, 7. F - 111 First Delray SPRAB, 8. G - Paradise Sports Lounge SPRAB .pdf, 9. H -Palm Court Plaza Temp. Radiation SPRAB 1.pdf, 10. I -Delray Square SPRAB.pdf, 11. J - Delray Square Chilis SPRAB .pdf, 12. K - 246 NE 6th Ave SPRAB .pdf

Date	Ver.	Action By	Action	Result
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**TO:** Mayor and Commissioners  
**FROM:** Timothy Stillings, Planning, Zoning and Building Director  
**THROUGH:** Mark R. Lauzier, City Manager  
**DATE:** November 20, 2017

REPORT OF APPEALABLE LAND USE ITEMS FROM OCTOBER 9, 2017 THROUGH OCTOBER 20, 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 of Delray Beach ("City") City Commission of the land use actions which may be appealed to the City Commission.

During the specified period, the Site Plan Review and Appearance Board (SPRAB) 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**  
**October 11, 2017**

**Item A.                    One 10 Building, 110 East Atlantic Avenue**

**Request:** Replace the existing Blanket Sign Program with a new Master Sign Program.  
**Board Action:** Approved with conditions on a 6 to 0 vote.

**Item B. CoCo & Co., 209 E. Atlantic Avenue.**  
**Request:** Color Change on awning from Forest Green to Orange.  
**Board Action:** Approved on a 6 to 0 vote.

**Item C. Guitar Center, 510 Linton Boulevard**  
**Request:** Class I Site Plan Modification associated with architectural elevation changes.  
**Board Action:** Approved on a 6 to 0 vote.

**Item D. Dr. Doodles, 418 E. Atlantic Avenue**  
**Request:** Class I Site Plan Modification associated with architectural elevation changes.  
**Board Action:** Approved with conditions on a 6 to 0 vote.

**Item E. 123 E. Atlantic Avenue**  
**Request:** Class I Site Plan Modification associated with architectural elevation changes.  
**Board Action:** Approved with a condition on a 6 to 0 vote.

**Item F. 111 First Delray, 111 SE 1<sup>ST</sup> Avenue**  
**Request:** Class III Site Plan Modification and Architectural Elevations associated with a reduction in the number of dwelling units.  
**Board Action:** Approved the Class III Site Plan Modifications and Architectural Elevations on a 4 to 0 vote, (Fred Kaub and Jim Knight stepped down).

**Item G. Paradise Sports Lounge, 5155 W. Atlantic Avenue**  
**Request:** Class III Site Plan Modification associated with the addition of outdoor seating.  
**Board Action:** Approved with conditions (6-0, one seat vacant).

**Item H. Palm Court Plaza Temporary Radiation Therapy Facility, 15130 W. Linton Blvd.**  
**Request:** Class III Site Plan Modification associated with the construction of a 3,441 square foot temporary modular building.  
**Board Action:** Approved the Class III Site Plan Modification, Architectural Elevations and Landscape Plans with two conditions on a 6 to 0 vote.

**Item I. Delray Square, 14530 S. Military Trail.**  
**Request:** Class IV Site Plan Modification, Landscape Plan, and Architectural Elevations associated with a reduction in square footage and associated site modifications to a previously approved development  
**Board Action:** Approved the Class III Site Plan Modification, Architectural Elevations and Landscape Plans with two conditions on a 6 to 0 vote.

**Item J. Chilli's at Delray Square, 14530 S. Military Trail.**  
**Request:** Class IV Site Plan Modification, Landscape Plan, and Architectural Elevations associated with the construction of a new outbuilding and associated site modifications.  
**Board Action:** Approved the Class III Site Plan Modification, Architectural Elevations and Landscape Plans with two conditions on a 6 to 0 vote.

**Item K.                    246 NE 6<sup>th</sup> Avenue**

**Request:**            Class V Site Plan and Architectural Elevations associated with the construction of a new four-story mixed-use building and associated site modifications.

**Board Action:**    Approved the Class V Site Plan with conditions on a 6 to 0 vote; approved the Architectural Elevations on a 6 to 0 vote; approved a Landscape Waiver to the minimum landscape barrier on a 6 to 0 vote; approved a Landscape Waiver to the minimum terminal island on a 5 to 1 vote.

**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.