



## Legislation Details (With Text)

**File #:** 18-074      **Version:** 1      **Name:**  
**Type:** Request      **Status:** Passed  
**File created:** 1/24/2018      **In control:** City Commission  
**On agenda:** 2/20/2018      **Final action:** 2/20/2018  
**Title:** REPORT OF APPEALABLE LAND USE ITEMS FROM DECEMBER 21, 2017 THROUGH JANUARY 19, 2018  
**Sponsors:** Planning & Zoning Department  
**Indexes:**  
**Code sections:**  
**Attachments:** 1. Agenda Cover Memo, 2. City Commission Map 02-20-18.pdf, 3. A. Delray Verana, 4. B. 234 Warehouse Renovation, 5. C. Delray 7 Townhomes, 6. D. 50 SE 4th Avenue, 7. E. 232 SE 7th Avenue

Date	Ver.	Action By	Action	Result
2/20/2018	1	City Commission	approved	

**TO:** Mayor and Commissioners  
**FROM:** Timothy Stillings, Planning Zoning and Building Director  
**THROUGH:** Mark R. Lauzier, City Manager  
**DATE:** February 20, 2018

REPORT OF APPEALABLE LAND USE ITEMS FROM DECEMBER 21, 2017 THROUGH JANUARY 19, 2018

### 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 Historic Preservation Board (HPB) and 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 January 10, 2018

**Item A.** Delray Verana, 1495 Spring Harbor Drive  
**Request:** Color change on existing apartment building.  
**Board Action:** Approved with conditions on a 5 to 0 vote (Fred Kaub absent; one vacant).

**Item B. 234 Warehouse Renovation, 234 NE 4<sup>th</sup> Avenue**

**Request:** Class I Site Plan Modification associated with minor elevation changes with the addition of awnings over the windows and door and the painting of the building.

**Board Action:** Approved with conditions on a 5 to 0 vote (Fred Kaub absent; one vacant).

**Item C. Delray 7 Townhomes**

**Request:** Reconsideration of the Architectural Elevations associated with a recently approved Class V Site Plan for the construction of a seven unit townhouse development.

**Board Action:** Approved with conditions on a 5 to 0 vote (Fred Kaub absent; one vacant).

**Item D. 50 SE 4<sup>TH</sup> Avenue**

**Request:** Class V Site Plan, Landscape Plan with waiver request, and Architectural Elevations to demolish an existing one-story office building and construct a 3,396 sq. ft. two-story building with restaurant uses in the first story and open air rooftop dining.

**Board Action:** Approved with conditions on a 5 to 0 vote (Fred Kaub absent).

**Historic Preservation Board**

**January 17, 2018**

**Item E. 232 SE 7<sup>th</sup> Avenue**

**Request:** Consideration of architectural elevation changes to an existing historic structure.

**Board Action:** Approved on a 7 to 0 vote.

**City Attorney Review:**

City Attorney recommends approval.

**Funding Source/Financial Impact:**

N/A

**Timing of Request:**

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