



## Legislation Details (With Text)

**File #:** 21-1027      **Version:** 1      **Name:**  
**Type:** Request      **Status:** Agenda Ready  
**File created:** 9/6/2021      **In control:** City Commission  
**On agenda:** 9/13/2021      **Final action:**  
**Title:** REPORT OF APPEALABLE LAND USE ITEMS FROM AUGUST 9, THROUGH SEPTEMBER 3, 2021.  
**Sponsors:** Development Services Department  
**Indexes:**  
**Code sections:**

**Attachments:** 1. Agenda Cover Report, 2. Appealable Items Map, 3. A - 738 SE 5th Avenue, 4. B - 390 SE 2nd Avenue, 5. C - Delray Beach Club, 6. D - 105-111 E. Atlantic, 7. E - 502 E. Atlantic Ave, 8. F - 95 SW 5th Avenue, 9. G - Atlantic Crossing, 10. H - Trinity Evangelical Lutheran Church, 11. I - 123 SE 7th Avenue, 12. J - 80 Depot Ave

Date	Ver.	Action By	Action	Result
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**TO:** Mayor and Commissioners  
**FROM:** Anthea Gianniotis, Development Services Director  
**THROUGH:** Terrence R. Moore, ICMA-CM  
**DATE:** September 13, 2021

REPORT OF APPEALABLE LAND USE ITEMS FROM AUGUST 9, THROUGH SEPTEMBER 3, 2021.

### **Recommended Action:**

By motion, receive and file this report.

### **Background:**

Section 2.4.7(E), Appeals, of the Land Development Regulations applies. This report 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") and the Historic Preservation Board ("HPB") considered the projects noted below. For the items below, a project report including the Board Staff Report is attached for each item. No other Boards took actions on any appealable applications during this period.

### **Site Plan Review and Appearance Board (SPRAB) August 11, 2021**

Item A: Wild Celery - 738 SE 5th Avenue  
Request: Consideration of a color change.  
PCN: 12-43-46-07-42-000-0040

Board Action: Approved on a 5-0 vote (Dana Post Adler absent)

Item B: 390 SE 2nd Avenue

Request: Consideration of a Class II Site Plan Modification for the storage of art and an office with associated parking, fencing and architectural elevation changes.

PCN: 12-43-46-16-01-080-0140

Board Action: Approved on a 5-0 vote (Dana Post Adler absent)

Item C: Delray Beach Club - 2001 S. Ocean Blvd

Request: Consideration of a Class I Site Plan Modification associated with the removal of the existing awning Porte Cochere and the construction of a new Porte Cochere. The Clubhouse contains minor elevation changes such as the relocation of doors and windows as well minor architectural features.

PCN: 12-43-46-28-00-000-1111

Board Action: Approved on a 5-0 vote (Dana Post Adler absent)

Item D: 105-111 E. Atlantic Avenue

Request: Consideration of a Class I Site Plan Modification associated with the removal of awnings and a modification to the existing dumpster enclosure at the rear of the property.

PCN: 12-43-46-13-L3-001-0000

Board Action: Approved on a 5-0 vote (Dana Post Adler absent)

Item E: 502 E. Atlantic Avenue

Request: Consideration of a Class I Site Plan Modification associated for the installation of a hood duct on the southern portion of the structure and replacement of storefront windows with sliding glass storefront doors on the western façade.

PCN: 12-43-46-16-G6-000-0010

Board Action: Approved on a 5-0 vote (Dana Post Adler absent)

## **Site Plan Review and Appearance Board (SPRAB) August 25, 2021**

Item F: 95 SW 5th Avenue

Request: Consideration of a Class V Site Plan associated with the construction of a 9,981 square foot two-story office building.

PCN: 12-43-46-17-06-029-0280

Approved on a 6-0 vote

Item G: Atlantic Crossings - 625 East Atlantic Avenue

Request: Consideration of a Class I Site Plan Modification associated with architectural modifications to the south elevation of Building I and the south and west elevations of Building 3.

PCN: 12-43-46-16-P7-001-0010

Board Action: Approved on a 5-0 vote (Carol Perez stepped down)

Item H: Trinity Evangelical Lutheran Church, 400 North Swinton Avenue

Request: Consideration of a Class II Site Plan Modification associated with the construction of a new two-story covered passageway directly over the existing sidewalk/walkway.

PCN: 12-43-46-08-21-012-0030

Approved on a 6-0 vote

**Historic Preservation Board (HPB)**  
**September 1, 2021**

Item I: 123 SE 7th Avenue, Marina Historic District

Request: Consideration of a Certificate of Appropriateness request associated with the construction of a 1-story addition and exterior alterations to an existing contributing residence.

PCN: 12-43-46-16-01-126-0231

Board Action: Approved on a 5-1 vote

Item J: Historic Depot Square, 80 Depot Avenue

Request: Consideration of a Class II Site Plan Modification, Certificate of Appropriateness and Demolition request associated with the reconstruction and renovation of the property.

PCN: 12-43-46-18-00-000-1440

Board Action: Approved on a 6-0 vote

**City Attorney Review:**

Approved as to form and legal sufficiency.

**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.