



# AGENDA PLANNING AND ZONING BOARD CITY OF DELRAY BEACH

Meeting Date: September 24, 2012  
Type of Meeting: Regular Meeting  
Location: City Commission Chambers  
Time: 6:00 p.m.

*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 Doug Smith at 243-7144, 24 hours prior to the program or activity in order 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 Planning and Zoning Board 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.*

## **I. CALL TO ORDER**

## **II. MINUTES**

July 16, 2012

## **III. ELECTION OF OFFICERS**

- Chair
- Vice Chair
- First Vice Chair
- Parking Management Advisory Board Liaison
- Parking Management Advisory Board Alternate

## **IV. COMMENTS FROM THE PUBLIC** (NOTE: Comments on items that are *NOT* on the Agenda will be taken immediately prior to Public Hearing Items.)

## **V. LAND USE ITEMS:**

- A. Final Subdivision Plat for Spodak Dental Office, located on the north side of West Atlantic Avenue, west of High Point Boulevard. Quasi-judicial Hearing
- B. Final Subdivision Plat for 10<sup>th</sup> and 10<sup>th</sup> Center, a proposed two lot commercial subdivision located at the southeast corner of SW 10<sup>th</sup> Street and SW 10<sup>th</sup> Avenue. Quasi-judicial Hearing
- C. Final Subdivision Plat request for Village Square, a proposed residential development that includes 253 units within three Phases located on the east side of Auburn Avenue, between SW 7<sup>th</sup> Street and SW 10<sup>th</sup> Street. Quasi-judicial Hearing

## **VI. PUBLIC HEARING ITEMS:**

- A. Conditional use request associated with partial demolition and expansion of the existing 1,960 sq. ft. seven (7) room motel including removal of three (3) existing rooms totaling 840 sq. ft. and construction of a 2,930 sq. ft. building addition to accommodate an additional nine (9) rooms (total of 13 rooms), a new 138 sq. ft. manager's office, nine (9) new on-site parking spaces and associated landscaping and alleyway improvements for Beachway Motel located at 655 George Bush Boulevard. Quasi-judicial Hearing – Continued from June 18, 2012

- B. Conditional Use Requests to allow a density in excess of thirty (30) residential units per acre (51.10 units per acre is proposed) and the building height for the project in excess of 48 feet up to a maximum building height of 60 feet for Atlantic Plaza II, located between East Atlantic Avenue and NE 1st Street and between NE 6th Avenue (northbound Federal Highway) and Veterans Park. The development proposal is in conjunction with the demolition of the existing buildings and improvements and the construction of a new mixed-use development that includes 442 residential units, 79,071 sq. ft. of office area, 52,021 sq. ft. of retail, and 28,204 sq. ft. of restaurant. Quasi-judicial Hearing
- C. Conditional Use Request to establish a recreational bowling entertainment center which includes an eight (8) lane bowling alley with a full service restaurant and bar for Downtown Bowling, located within the Ocean City Lumber Complex, on the east side of Pineapple Grove Way (NE 2<sup>nd</sup> Avenue) between East Atlantic Avenue and NE 1<sup>st</sup> Street. Quasi-judicial Hearing

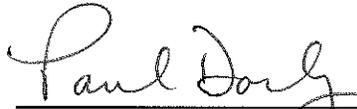
***Per the Applicant's Request The Above Item Is Postponed***

- D. Ordinance 32-12: City-initiated Amendment to the Land Development Regulations Section 4.6.9(E)(3) "In-Lieu Fee" to reduce the in-lieu fee amount from \$15,600 to \$7,800 for those properties within the Old School Square Historic Arts District (OSSHAD) located south of the east-west alleyway within Block 69.
- E. City-initiated Amendment to the Land Development Regulations amending Section 4.3.3, "Specific Requirements for Specific Uses", by amending Subsection 4.3.3(ZZZ), "Transient Residential Use", in order to clarify prohibitions, exemptions/ exceptions, waivers, and penalties; and amending Appendix "A", "definitions", in order to amend the definition of "Transient Residential Use".

**VII. REPORTS AND COMMENTS:**

- A. Pompey Park Pool Improvements (1101 NW 2<sup>nd</sup> Street) Parks and Recreation Department will discuss the application for a Florida Recreation Development Assistance Grant (FRDAP) which will include installation of a splash pad, benches, umbrellas, tables, etc.
- B. Veterans Park improvements (802 NE 1<sup>st</sup> Street) Parks and Recreation Department will discuss the application for a Florida Recreation Development Assistance Grant (FRDAP) which will include the renovation/replacement of wooden playground equipment, benches, tables, etc.
- C. Board Members
- Parking Management Advisory Board (PMAB)
- D. Staff
- Meeting Dates for October
  - Project Updates

**VIII. ADJOURN**

  
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Paul Dorling, AICP  
Director of Planning and Zoning

Posted on: September 18, 2012