



## AGENDA

### PLANNING AND ZONING BOARD CITY OF DELRAY BEACH

Meeting Date: October 16, 2006  
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**

##### **ELECTION OF OFFICERS**

Appoint a Vice Chair

#### **II. APPROVAL OF MINUTES**

August 21, 2006

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

#### **IV. PUBLIC HEARING ITEMS:**

- A. Future Land Use Map amendment from CF (Community Facilities) to LD (Low Density Residential 0-5 du/ac) for a 9.00 acre portion of the Christ the King Monastery of St Clare and rezoning from CF (Community Facilities) to R-1-AA (Single Family Residential). **(Quasi-Judicial Hearing)**.
- B. City initiated amendment to the Land Development Regulations repealing Section 4.6.16 "Landscape Regulations" and enacting a new Section 4.6.16 "Landscape Regulations" to provide for Purpose, Applicability, Compliance, Enforcement, Review and Relief; Landscape Design Standards; Irrigation Requirements; Prohibited and Controlled Plant Species; Landscape Requirements and Minimum Maintenance Requirements; amending Appendix "A", "Definitions", to provide definitions for various terms related to landscaping. (Continued From September 18, 2006)
- C. Privately initiated amendment to the Land Development Regulations Section 4.3.4(H)(6)(a) pertaining to the special setback requirement along both sides of NE 4<sup>th</sup> Street between Swinton Avenue and NE 6<sup>th</sup> Avenue.
- D. City initiated amendment to the Land Development Regulations repealing Section 4.6.7, "Signs", in its entirety and enacting a new Section 4.6.7, "Signs", in order to provide a single, combined and updated sign code; and amending Appendix "A", "Definitions", to provide updated definitions relating to signs.

- E. City initiated amendments to the Land Development Regulations creating a new zoning district Section 4.4.29 MROC (Mixed Residential, Office and Commercial) District; Section 4.3.4 (K) "Development Standard Matrix"; and, Section 4.6.9(C)(8)(a) "Shared Parking" to add MROC (Mixed Residential, Office and Commercial) District as a zoning district which can utilize shared parking.

**V. LAND USE ITEMS:**

- A. Master Development Plan associated with the construction of a development within the Planned Commerce Center zoning district consisting of 29,708 square feet Light Industrial floor area; 23,513 square feet of Service Industry floor area; 33,927 square feet of Office floor area and 8,803 square feet of Retail floor area for Congress Plaza at Delray, located on the east side of Congress Avenue 3,060 feet south of Linton Boulevard. **(Quasi-Judicial Hearing).**

**VI. REPORTS AND COMMENTS:**

- A. Board Members
  - Parking Management Advisory Board – Mark Krall
- B. Staff
  - Meeting Dates for November
  - Project Updates

**VII. ADJOURN**

*Paul Dorling*

---

Paul Dorling, AICP  
Director of Planning and Zoning

Posted On: October 9, 2006