



AGENDA PLANNING AND ZONING BOARD CITY OF DELRAY BEACH

Meeting Date: May 20, 2013
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

February 25, 2013
March 18, 2013

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. Conditional use requests to allow an increase in density in excess of 30 residential units per acre (69.52 units per acre proposed) and an increase in the building height in excess of 48 feet (60 feet proposed), for Uptown Delray, a proposed mixed-use development that includes the demolition of the existing commercial building and removal of the existing parking lot and construction of 146 residential apartment units and 7,854 square feet of retail/office space in a 6-story building and 6-level structured parking garage. The subject site is located on the north side of SE 2nd Street between SE 4th Avenue and SE 5th Avenue. Quasi-judicial Hearing (Continued from April 15, 2013)
 - i. Abandonment of a portion the sixteen foot wide north-south alleyway lying within Block 102, Town of Delray and extending 244.93 feet north of SE 2nd Street. Quasi-judicial Hearing (Continued from April 15, 2013)
- B. Abandonment of the remaining east-west alleyway and a portion of the north-south alleyway lying within Block 1 Belair Heights, in conjunction with the Delray Beach **Fairfield Inn**, located on the south side of West Atlantic Avenue, between SW 9th Avenue and SW 10th Avenue. Quasi-judicial Hearing
- C. Conditional use request to allow the establishment of a church for Cristo Para Todas Las Naciones (Christ for all Nations) within the Congress Square shopping center, located at the southwest corner of West Atlantic Avenue and Congress Avenue (2280 West Atlantic Avenue, Suite # 2206). Quasi-judicial Hearing
- D. City initiated amendment to the Land Development Regulations (LDR), by amending Section 2.4.3 "Submission Requirements", Subsection (D) "Preliminary Engineering Plans" and Subsection (F) "Final Engineering Plans" to provide for bus shelters; enacting a new Section 6.1.14 "Transit" to provide for bus shelters.

V. REPORTS AND COMMENTS:

- A. Board Members
 - Parking Management Advisory Board (PMAB)

- B. Staff
 - Meeting Dates for June
 - Project Updates

VI. ADJOURN

Paul Dorling

Paul Dorling, AICP
Director of Planning and Zoning

Posted on: May 14, 2013