



AGENDA

PLANNING AND ZONING BOARD

CITY OF DELRAY BEACH

Meeting Date: July 15, 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

June 17, 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. PRESENTATION

A. West Atlantic Avenue Redevelopment Coalition

V. PLANNING AND IMPLEMENTATION ITEMS:

A. Annual Infrastructure Presentation - Acknowledgment of public comments pertaining to Citywide infrastructure improvements.

VI. LAND USE ITEMS

A. Final subdivision plat for SunTrust/Chick-Fil-A development, located at the southwest corner of Linton Boulevard and South Federal Highway. Quasi-judicial Hearing

B. Final Subdivision Plat for 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

VII. PUBLIC HEARING ITEMS:

A. Conditional use request to allow a free-standing multiple family housing development within the GC (General Commercial) and RM (Medium Density Residential) zoning districts for St. George, a proposed 38-unit townhouse development located on the east side of North Federal Highway, approximately 360 feet north of George Bush Boulevard. Quasi-judicial Hearing (Postponed From June 17, 2013 Meeting).

B. Conditional use request associated with the demolition of the existing Southgate Motel and construction of a new two-story motel containing twenty-eight (28) guest rooms with associated lobby and breakfast area, a manager's apartment, a new swimming pool with attendant restroom/shower building. The Southgate Motel is located approximately 500 feet north of NE 14th Street, between North Federal Highway and Old Dixie Highway. Quasi-judicial Hearing

- C. Conditional use request to allow an increase in density in excess of 30 units per acre (63 units per acre proposed) for The Strand, located on the north and south sides of SE 1st Street, along the west side of SE 3rd Avenue. The development proposal involves the construction of 198 residential apartment units on two parcels; the north parcel will accommodate 43 residential units within a four-story structure and the south parcel will accommodate 155 residential apartment units within a five-story structure. Quasi-judicial Hearing
- D. Consideration of the abandonment of Avenue F (aka Fladell Way) lying between South Federal Highway and Dixie Highway. Quasi-judicial Hearing
- E. Consideration of the abandonment of Avenue G (aka Transportation Lane) lying west of South Federal Highway. Quasi-judicial Hearing

VIII. REPORTS AND COMMENTS:

- A. Board Members
 - Parking Management Advisory Board (PMAB)
- B. Staff
 - Meeting Dates for August
 - Project Updates

IX. ADJOURN

Paul Dorling

Paul Dorling, AICP
Director of Planning and Zoning

Posted on: July 8, 2013