



## AGENDA

### SITE PLAN REVIEW AND APPEARANCE BOARD CITY OF DELRAY BEACH

Meeting Date: January 25, 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 Randolph at 243-7127 (voice) 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 Site Plan Review and Appearance 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. APPROVAL OF MINUTES

January 11, 2006

#### III. SIGNS

- A. Tenth Street Commerce Park  
1100 S.W. 10<sup>th</sup> Street  
Henri Hage, (954) 783-4646  
Appeal Staff's Decision for a Free Standing Sign.

#### IV. MISCELLANEOUS

- A. Congress Square  
120 North Congress Avenue  
Kenneth Carlson, (954) 427-8848  
Class I architectural elevation change associated with cosmetic repairs to correct hurricane damage and metal roof color change.
- B. Martell Arms  
1010 N.E. 8<sup>th</sup> Avenue  
Jose Obeso, (561) 391-4115  
Class II associated with landscape improvements and irrigation plan.

#### V. PROJECT PLANS

- A. Atlantica  
Located between N.E. 7<sup>th</sup> Avenue and Federal Highway north of George Bush Boulevard  
Bradley Miller (561) 736-8838  
Class V site plan, landscape plan, and architectural elevations associated with the construction of 8 townhouses and a mixed-use building that contains 3 loft dwelling units and 2,642 square feet of office.

- B. Coda  
Southwest corner of S.W. 1<sup>st</sup> Street and S.W. 1<sup>st</sup> Avenue  
Timothy Hernandez (561) 279-8706  
Class V site plan, landscape plan, and architectural elevations associated with the construction of 36 townhouses and a mixed-use building that contains 4 loft dwelling units and 19,448 square feet of office.
- C. Atlantic Shores  
124, 138 and 158 S.E. 2<sup>nd</sup> Avenue  
Jason Mankoff, (561) 265-2666  
Class V site plan, landscape plan, and architectural elevations associated with the construction of a five-story residential building with a 64-space parking garage on the ground floor and 35 dwelling units distributed on the second, third, fourth and fifth levels.
- D. 5<sup>th</sup> Avenue Flats  
200 N.E. 5<sup>th</sup> Avenue  
Terry Lessard, George Brewer Architecture, (561) 272-7301  
Class V site plan, landscape plan, architectural elevations, and waivers associated with the construction of a 54.5 foot high, 27,017 square foot four-story mixed-use building consisting of 1,048 square feet of retail and 2,509 square feet of office on the first floor, and 12 residential condominium units on floors 2, 3, & 4 with a pool area and tenant lounge on the fourth floor.
- E. 5th Avenue at Delray  
131-185 N.E. 5<sup>th</sup> Avenue  
Francisco Perez-Azua (561) 279-2006  
Class V site plan, landscape plan, and architectural elevations associated with the construction of a 5-story mixed-use building that contains 3,952 square feet of retail floor area, 5,874 square feet of office floor area, and 47 dwelling units.

## **VI. PUBLIC COMMENTS**

## **VII. OTHER ITEMS**

- A. Review of Agenda Items for the Meeting of February 8, 2006
- B. Administrative Matters:
- Board Comments
  - Staff Comments

## **VIII. ADJOURN**

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Estelio Breto, Senior Planner

**POSTED ON JANUARY 20, 2006**