

## PUBLIC NOTICE

### VARIANCE

#### File # 2012-031

A petition has been received from BBC Holdings, LLC, Applicant, requesting a variance from the Land Development Regulations (LDR) for the property located at 104 SE 1<sup>st</sup> Avenue within the Old School Square Historic District.

The subject property is legally described as follows:

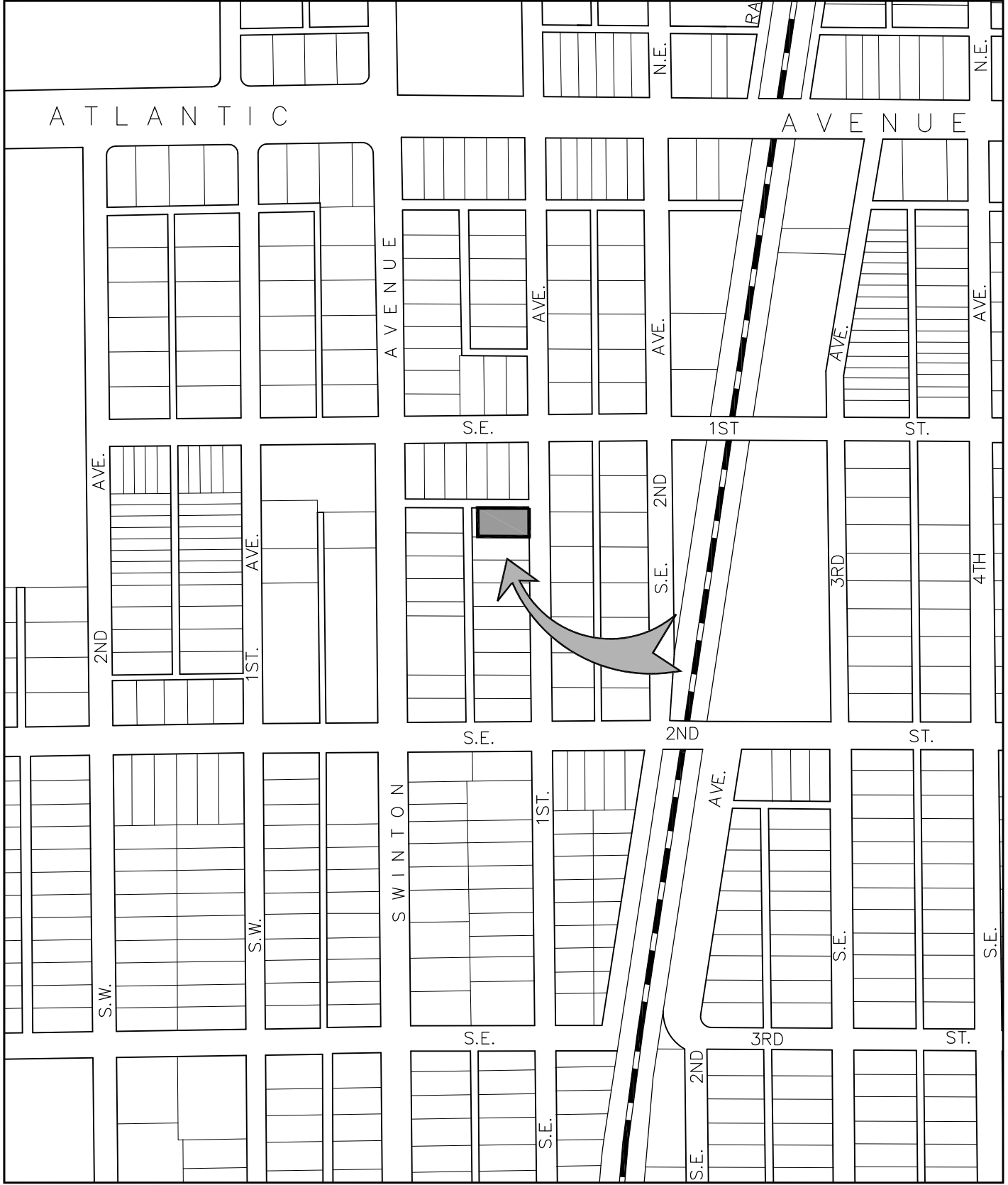
Lot 11, amended Plat of Sundry and Cromer's Subdivision of Block 70, Original Town of Linton (now Delray Beach), according to the Plat thereof as recorded in Plat Book 6, page 17, of the Public Records of Palm Beach County Florida.

The requested variance pertains to LDR Section 4.3.4(K), *Development Standard Matrix*, which requires that a minimum of 25% of the site be devoted to non-vehicular open space. The requested variance seeks to reduce the open space provided to 14.9% of the site.

The Historic Preservation Board will conduct a public hearing at **6:00 PM on Wednesday, December 7, 2011**, in the Commission Chambers at City Hall, 100 NW 1<sup>st</sup> Avenue, Delray Beach, Florida, and all persons interested will be given an opportunity to be heard. Please be advised that if a person or persons decides to appeal any decision made by the Historic Preservation Board with respect to any matter considered at this meeting or hearing, such persons will need a record of the proceedings, and for this purpose such persons may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City does not provide or prepare such record, pursuant to F.S. 286.0105.

If you would like further information with regard to how this proposed action may affect your property, or if you would like to review the plans for this development, please contact Amy Alvarez, Historic Preservation Planner, City Hall, 100 NW 1<sup>st</sup> Avenue, Delray Beach, Florida 33444, e-mail at [alvarez@mydelraybeach.com](mailto:alvarez@mydelraybeach.com) or phone 561-243-7284, FAX 561-243-7221.

Planning and Zoning Department  
Date Posted: November 17, 2011



  
**N**  
 PLANNING AND ZONING  
 DEPARTMENT

SUBJECT  
 PROPERTY  


## 104 SE 1ST AVENUE

### VARIANCE LOCATION MAP